This instrument was prepared by: Mike T. Atchison P O Box 822 Columbiana, AL 35051

20060524000246480 1/1 \$56.00 Shelby Cnty Judge of Probate, AL 05/24/2006 01:04:38PM FILED/CERT

Shelby County, AL 05/24/2006 State of Alabama

Deed Tax: \$45.00

Send Tax Notice to: Carr & Judy Patterson 4894 Bear Creek Road Sterrett Alabama 35147

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS, That in consideration ONE HUNDRED TEN THOUSAND AND NO/00 (\$110,000.00), and other good and valuable considerations to the undersigned grantor (whether one or more), in hand paid by grantee herein, the receipt whereof is acknowledged, I or we,

KENNETH W. WHITE AND WIFE, JUDY E. WHITE

(herein referred to as Grantor) grant, bargain, sell and convey unto,

CARR. PATTERSON AND JUDY PATTERSON

(herein referred to as Grantees), the following described real estate, situated in: SHELBY County, Alabama, towit:

Lot 19, according to the map of Mulberry Landing Estates as recorded in Map Book 17, Page 109, in the Probate Office of Shelby County, Alabama.

Subject to all easements, restrictions and rights-of-way of record.

This property constitutes no part of the homestead of the grantor, or of his spouse.

Subject to taxes for 2006 and subsequent years, easements, restrictions, rights of way and permits of record.

\$65,000.00 of the above-recited consideration was paid from a mortgage recorded simultaneously herewith.

TO HAVE AND TO HOLD Unto the said GRANTEES as joint tenants, with right of survivorship, their heirs and assigns, forever; it being the intention of the parties to this conveyance, that (unless the joint tenancy hereby created is severed or terminated during the joint lives of the grantees herein) in the event one grantee herein survives the other, the entire interest in fee simple shall pass to the surviving grantee, and if one does not survive the other, then the heirs and assigns of the grantees herein shall take as tenants in common.

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said Grantees, their heirs and assigns, and I am (we are) lawfully seized in fee simple of said premises, that they are free from all encumbrances unless otherwise noted above, that I (we) have a good right to sell and convey the same as aforesaid, that I (we) will, and my (our) heirs, executors and administrators shall, warrant and defend the same to the said Grantees, heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this 18th day of May, 2006.

STATE OF ALABAMA) SHELBY COUNTY)

I, the undersigned authority, a Notary Public in and for said County, in said State hereby certify that

KENNETH W. WHITE and JUDY E. WHITE

whose name is signed to the foregoing conveyance, and who is known to me acknowledged before me on this day, that, being informed of the contents of the conveyance he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 18th day of May 2006.

My Commission Expires: 10-16-08