

This instrument was prepared without
benefit of title evidence or survey by:

William R. Justice
P.O. Box 587 Columbiana, Alabama 35051

✓ Grantees' address:
275 Rockin Tree Road
Leeds, AL 35094

10,000
20060823000413690 1/2 \$25.00
Shelby Cnty Judge of Probate, AL
08/23/2006 03:42:12PM FILED/CERT

**WARRANTY DEED, JOINT TENANTS WITH RIGHT OF
SURVIVORSHIP**

STATE OF ALABAMA

SHELBY COUNTY KNOW ALL MEN BY THESE PRESENTS,


That in consideration of One and no/100 DOLLARS (\$1.00) to the undersigned GRANTOR in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, and in order to create a joint tenancy with right of survivorship, the undersigned Linda B. Littleton, fka Linda B. Buryn, and Lanny M. Littleton, Sr., wife and husband (herein referred to as GRANTOR, whether one or more) do grant, bargain, sell and convey unto Linda B. Littleton and Lanny M. Littleton, Sr. (herein referred to as GRANTEES) for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, together with every contingent remainder and right of reversion, the following described real estate situated in Shelby County, Alabama to-wit:

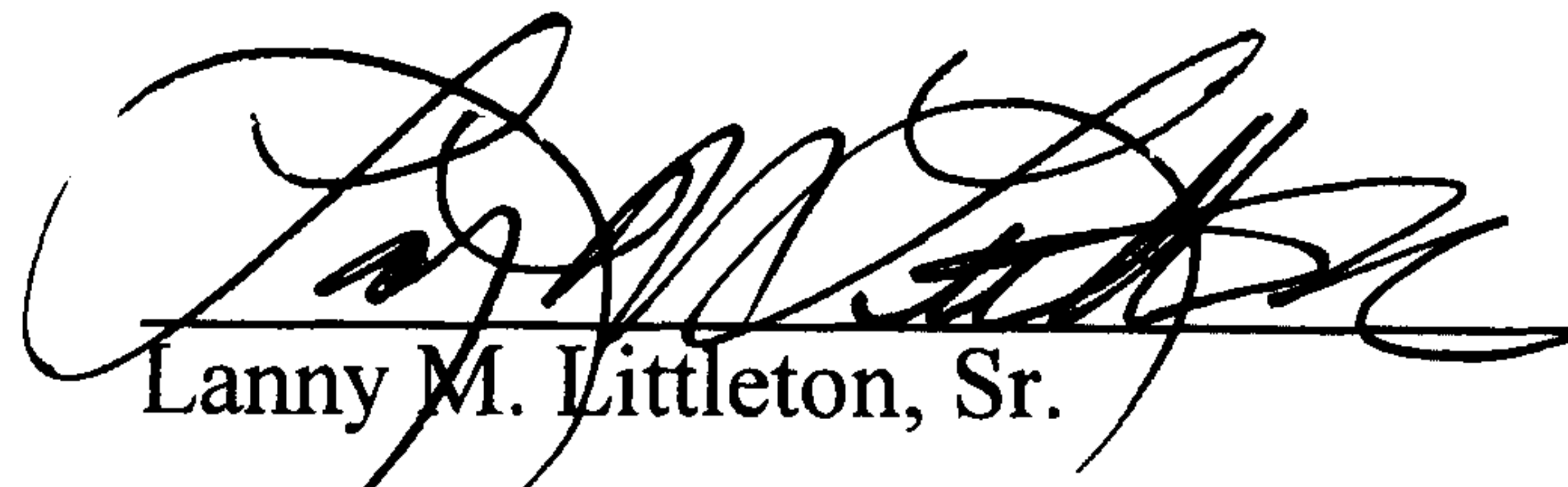
A part of lot No. 1 of the Rockin Tree Subdivision as shown by map of said subdivision on record in the office of the Judge of Probate of Shelby County, Alabama, in Plat Book 22 at page 20, being more particularly described as follows, to wit: Commence at a 2" crimp top pipe in place being located on the Southerly right-of-way of line of Shelby County Highway 41, said point being the Northwest corner of Lot No. 1 of said Rockin Tree Subdivision and the point of beginning. From this beginning point proceed South 02 degrees 39' 48" East along the West boundary of said Lot No. 1 for a distance of 682.24 feet; thence proceed North 83 degrees 45' 50" East for a distance of 238.17 feet; thence proceed North 28 degrees 26' 20" East for a distance of 284.05 feet to a point on the East boundary of said Lot No. 1; thence proceed North 06 degrees 19' 05" West along the East boundary of said Lot No. 1 for a distance of 602.27 feet to a point on the Southerly right-of-way line of said road; thence proceed Westerly along the Southerly right-of-way of said road for a chord distance of 388.63 feet to the point of beginning of said property, containing 6.11 acres, more or less.

TO HAVE AND TO HOLD to the said GRANTEES for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, and to the heirs and assigns of such survivor forever, together with every contingent remainder and right of reversion.

And GRANTOR does for GRANTOR and for GRANTOR'S heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that GRANTOR is lawfully seized in fee simple of said premises; that they are free from all encumbrances unless otherwise noted above; that GRANTOR has a good right to sell and convey the same as aforesaid; that GRANTOR will and GRANTOR'S heirs, executors and administrators shall warrant and defend the same to the said GRANTEES, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, GRANTOR has hereunto set GRANTOR'S hand and seal, this 23rd day of August, 2006.


Linda B. Littleton



Lanny M. Littleton, Sr.

STATE OF ALABAMA

SHELBY COUNTY General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Linda B. Littleton and Lanny M. Littleton, Sr., whose names are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 23rd day of August, 2006.


Notary Public

Shelby County, AL 08/23/2006
State of Alabama
Deed Tax: \$10.00