

**WARRANTY DEED**  
**Joint tenants with right of survivorship**

STATE OF ALABAMA  
COUNTY OF SHELBY

**KNOW ALL MEN BY THESE PRESENTS**, That in consideration of **One Hundred, Twenty Nine Thousand, Five Hundred and no/100's Dollars (\$129,500.00)** and other good and valuable consideration to the undersigned grantors, **DAVID BLUE and wife, SHARON BLUE**, in hand paid by the grantees herein, the receipt whereof is hereby acknowledged the said grantors do grant, bargain, sell and convey unto as, **TEDDY A. DLUGOSZ and CHERYL L. DLUGOSZ** as joint tenants with right of survivorship, the following described real estate situated in Shelby County, Alabama, to-wit:

**Lot 267B, according to the Resurvey of Lots 254, 255, 256 and 267A, Wyndham-Wilkerson Sector, Phase 5 and a Resurvey of Lot 267 of Wyndham-Wilkerson Sector, Phase III in Map Book 25, Page 107 in the Office of the Judge of Probate of Shelby County, Alabama.**


**All of the above consideration is paid by Purchase Money Mortgages filed simultaneously herewith.**

TO HAVE AND TO HOLD, to 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 or more grantees herein survives the other, the entire interest in fee simple shall pass to the surviving grantees, and if one does not survive the other, then the heirs and assigns of the grantees herein shall take as tenants in common.

And we do, for ourselves and for our heirs, executors and administrators covenant with the said grantees, their heirs and assigns, that we are lawfully seized in fee simple of said premises, that they are free of all encumbrances, unless otherwise noted above; that we have a good right to sell and convey the same as aforesaid; that we will and our 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, we have hereunto set our hands and seals, this the 18th day of August, 2006.

\_\_\_\_\_

  
DAVID BLUE

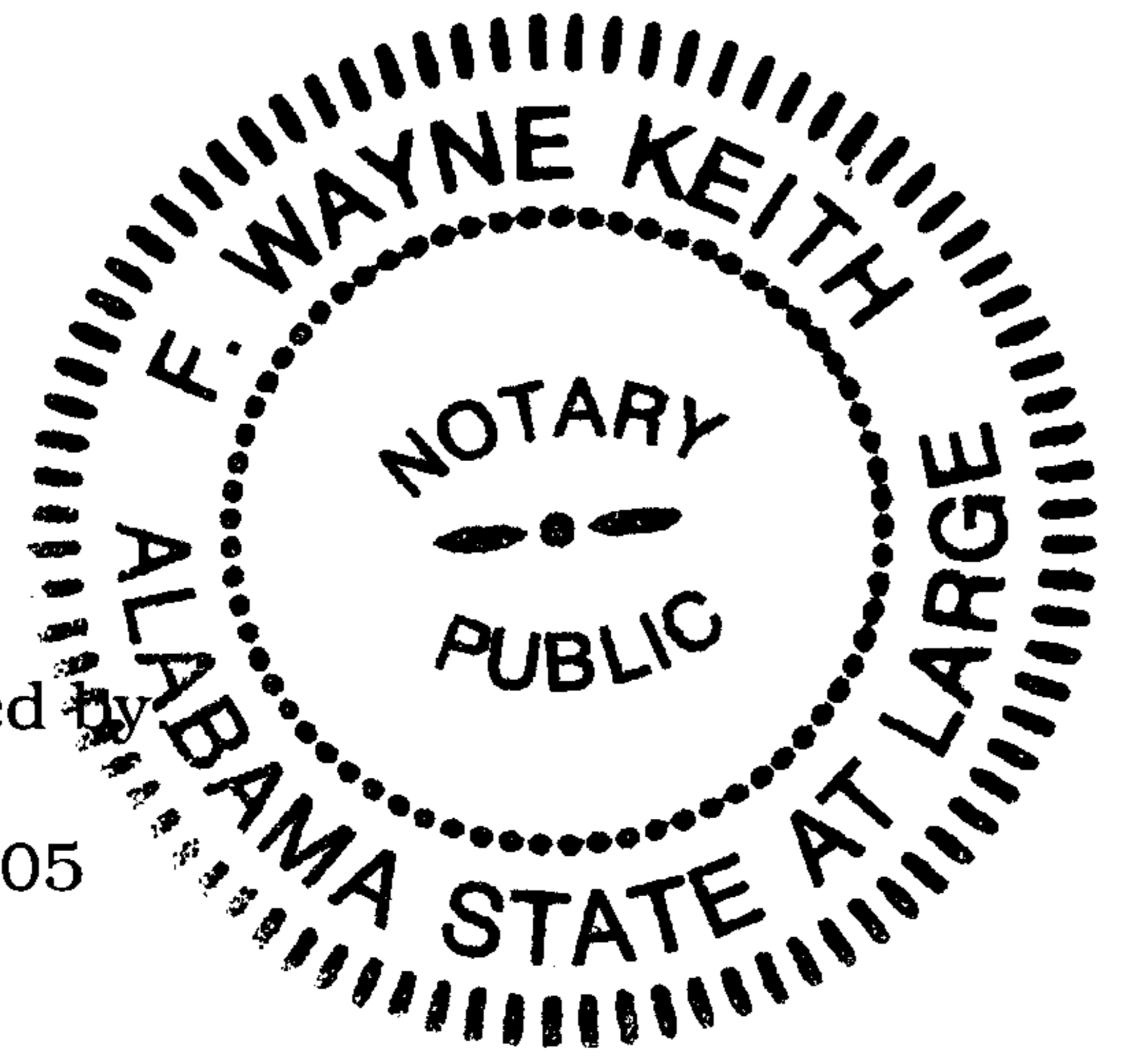
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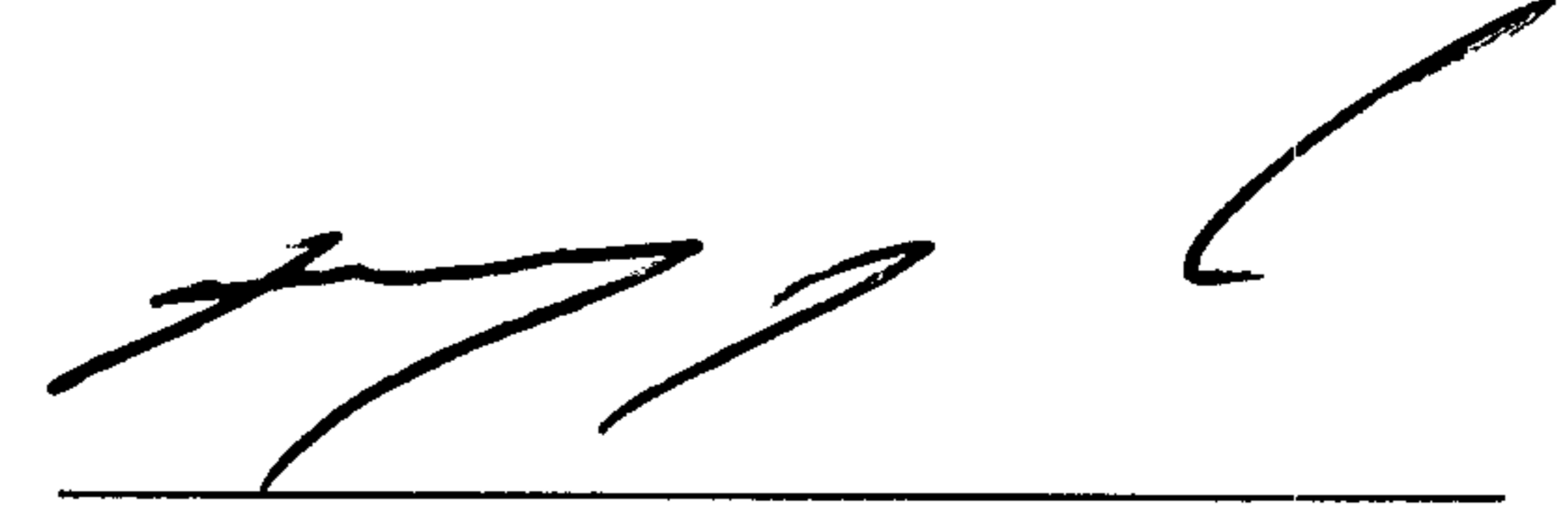
  
SHARON BLUE

STATE OF ALABAMA  
COUNTY OF SHELBY

I, the undersigned, a Notary Public in and for said County, in said State hereby certify that David Blue and Sharon Blue, whose names are signed to the foregoing conveyance and who are known to me, acknowledged before me, 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 seal this the 18th day of August, 2006.



  
Notary Public

This instrument was prepared by  
F. Wayne Keith, Attorney  
160 Yeager Parkway, Suite 105  
Pelham, Alabama 35124

Send Tax Notice to:  
Teddy A. Dlugosz  
7480 Wyndham Parkway  
Helena, Alabama 35080