**THIS INSTRUMENT WAS PREPARED WITHOUT BENEFIT OF TITLE.**

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

*Send Tax Notice to:*
**Jeanette Brannon**
P. O. Box 7312
**Panama City, FL. 32413**

## WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

20060911000447480 1/1 $16.00
Shelby Cnty Judge of Probate, AL
09/11/2006 12:00:10PM FILED/CERT

**STATE OF ALABAMA )**
**SHELBY COUNTY)**

**KNOW ALL MEN BY THESE PRESENTS**, That in consideration **FIVE THOUSAND AND NO/00 ($5,000.00)**, 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,

***JEANETTE BRANNON, an unmarried woman***

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

***JEANETTE BRANNON and KIMBRA LEIGH NALL***

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

The North Half (N½) of Lot Number Four (4) of Murphy's Fish Camp. Located in the E½ of the SE ¼ of Section 2, Township 24 North, Range 15 East, Shelby County, Alabama, said Map recorded in Map Book 3, Page 72, in said Probate Office.

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

**$0.00** of the above-recited consideration was paid from a mortgage recorded simultaneously herewith.

JEANETTE BRANNON is the surviving Grantee in that certain Deed recorded in Instrument #20060621000297640, Probate Office of Shelby County, Alabama. The other Grantee, CHARLIE BRANNON, is deceased, having died on July 30, 2006.

**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 11th day of SEPTEMBER, 2006.

Shelby County, AL 09/11/2006
State of Alabama

Deed Tax:$5.00

Jeanette Brannon
**JEANETTE BRANNON**

**STATE OF ALABAMA)**
**SHELBY COUNTY )**

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

**JEANETTE BRANNON**

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 she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 11th day of SEPTEMBER, 2006.

Vickie A. Stone
Notary Public
My Commission Expires: 3-19-08

VICKIE A. STONE
NOTARY PUBLIC
ALABAMA-STATE AT LARGE