20061005000494190 1/1 $33.00
Shelby Cnty Judge of Probate,AL
10/05/2006 12:53:09PM FILED/CERT

THIS INSTRUMENT WAS PREPARED BY:

ALAN C. KEITH, ATTORNEY AT LAW
2100 LYNNGATE DRIVE
BIRMINGHAM, ALABAMA 35216

Send tax notice to:
David W. Morrisse
Kimberly M. Morrisse
133 High Crest Drive
Pelham, AL 35124

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA
JEFFERSON COUNTY **KNOW ALL MEN BY THESE PRESENTS,**

That in consideration of Four hundred thirty-seven thousand eight hundred and 00/100 ($437,800.00) Dollars [of which amount $415,910.00 is paid from the proceeds of two purchase money mortgages closed and recorded simultaneously herewith] to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, I, Kathy Joseph, a single woman (herein referred to as grantors) do grant, bargain, sell and convey unto David W. Morrisse and Kimberly M. Morrisse (herein referred to as GRANTEES) as joint tenants with right of survivorship, the following described real estate situated in SHELBY County, Alabama to-wit:

Lot 19-A, according to the Resurvey of Lots 19, 20 and 21, Oak Crest, Sector Two, as recorded in Map Book 30, Page 69, in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

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

Subject to current year ad valorem taxes, which are not yet due and payable.

Shelby County, AL 10/05/2006
State of Alabama

Deed Tax:$22.00

TO HAVE AND TO HOLD to the said GRANTEES as joint tenants with right of survivorship.

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that 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, their heirs and assigns forever, against the lawful claims of all person.

IN WITNESS WHEREOF, I/we have hereunto set my/our hand(s) and seal(s), this September 29, 2006.

WITNESS:

_____(SEAL) Kathy Joseph (SEAL)
Kathy Joseph

_____(SEAL) _____(SEAL)

STATE OF ALABAMA
JEFFERSON COUNTY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Kathy Joseph, a single woman, whose name(s) 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 on September 29, 2006.

NOTARY PUBLIC

My commission expires: 4-6-08

ALAN C. KEITH
NOTARY
PUBLIC
ALABAMA STATE AT LARGE