

THIS INSTRUMENT WAS PREPARED BY:

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

Send tax notice to:  
Stanley Theodore Crockett Jr.  
Jamie Gaines Crockett  
4024 Shandwick Lane  
Birmingham, AL 35242

**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 nine thousand and 00/100 (\$409,000.00) Dollars [of which amount \$388,550.00 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, Linda S. Howell, a married woman (herein referred to as grantors) do grant, bargain, sell and convey unto Stanley Theodore Crockett, Jr., and Jamie Gaines Crockett (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 7, according to the Survey of Greystone, 1st Sector, Phase IV, as recorded in Map Book 15, Page 107, in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

Together with the non-exclusive easement to use the private roadways, common areas and Hugh Daniel Drive, all as more particularly described in the Greystone Residential Declaration of Covenants, Conditions and Restrictions dated 11/06/90, and recorded as Real Volume 317, Page 260, and First Amendment to Greystone Residential Declaration of Covenants and Conditions and Restrictions recorded in Real 346, Page 942, in the Probate Office of Shelby County, Alabama (which, together with all amendments, thereto, is hereinafter collectively referred to as the "Declaration").

The above described property is not the homestead of Linda S. Howell, a married woman, nor that of her spouse.

Linda S. Howell is the surviving grantee of Deed recorded at Instrument No. 2000-23963, in the Probate Office of Shelby County, Alabama; the other grantees, John V. Stewart having died on January 26, 2004, and Virginia B. Stewart having died on December 2, 2005.

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.

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 October 6, 2006.

WITNESS:

\_\_\_\_\_(SEAL)

\_\_\_\_\_(SEAL)

  
Linda S. Howell (SEAL)

\_\_\_\_\_(SEAL)

**STATE OF ALABAMA  
JEFFERSON COUNTY**

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Linda S. Howell, a married 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 October 6, 2006.

  
\_\_\_\_\_  
NOTARY PUBLIC

My commission expires: 4-6-08

Shelby County, AL 10/16/2006  
State of Alabama

Deed Tax: \$20.50

