

This instrument was prepared by	Send Tax Notice To: Todd L. Bixby
(Name) William H. Halbrooks, Attorney 1 Independence Plaza - Suite 704	name <u>612 Springbank Terrace</u>
#1 Independence Plaza - Suite 704 (Address) Birmingham, AL 35209	address Birmingham, AL 35242
WARRANTY DEED, JOINT TENANTS WITH RIGHT OF S	
	OR VIV ORSIIII
STATE OF ALABAMA SHELBY COUNTY KNOW ALL MEN BY TH	HESE PRESENTS,
That in consideration of Five Hundred Ninety-Seven Tho	usand and No/100(\$597,000.00) Dollars
to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,	
Andrew J. Thurmond and Diane N. (herein referred to as grantors) do grant, bargain, sell and convey unto	
Todd L. Bixb	y and Dana E. Bixby
(herein referred to as GRANTEES) as joint tenants with right of survi	ivorship, the following described real estate situated in
She1by County, Alabama to-wit:	
Lot 903, according to the Survey of Greystin Map Book 32, Page 44 A & B, in the Prob	one Legacy, 9th Sector, as recorded ate Office of Shelby County, Alabama.
Subject to current taxes, easements and re	strictions of record.
\$ 400,000.00 of the purchase price recited above was paid from a mortgage loan closed simultaneously herewith.	
	Shelby County, AL 01/08/2007
	State of Alabama Deed Tax: \$197.00
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, 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 persons. IN WITNESS WHEREOF, we have hereunto set our hand(s) and seal(s), this 28th	
day of December, 2006,	
(Seal)	Andrew J. Thurmond (Seal
(Seal)	-A. Indianolid (Seal
(Cool)	Dano Allamono
(Seal)	Diane N. Thurmond (Seal
STATE OF ALABAMA	General Acknowledgment
I, William H. Halbrooks, a N	Notary Public in and for said County, in said State, hereby certify tha
whose name(s) <u>are</u> signed to the foregoing convey on this day, that, being informed of the contents of the conveyance	Notary Public in and for said County, in said State, hereby certify that Diane N. Thurmond known to me, acknowledged before me they so the executed the same voluntarily
on the day the same bears date. Given under my hand and official seal this 28th day of	December, 2006 A.D.,
My Commission Expires: 4/21/08	Villiam H. Halbrooks Notary Public