

20070323000133350 1/1 \$33.00 Shelby Cnty Judge of Probate, AL 03/23/2007 03:01:43PM FILED/CERT

Shelby County, AL 03/23/2007 State of Alabama

THIS INSTRUMENT WAS PREPARED BY:

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

Deed Tax: \$22.00 Send tax notice to: Fred S. Lochamy Melissa D. Lochamy 1804 Trail Ridge Drive Pelham, AL 35124

Source of Title Warranty Deed Inst. # 1999-37777 WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE, OF ALABAMA
COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Two hundred thirteen and 00/100 (\$213,000.00) Dollars [of which amount \$191,300.00 is paid from the proceeds of a purchase money mortgage closed and recorded simultaneously herewith] to the undersigned grantor or grantors in hand paid by the GRÁNTEES herein, the receipt whereof is acknowledged, we, James Jeffery Little and wife, Emily Brooke Lochamy nka Emily Brooke Little (herein referred to as grantors) do grant, bargain, sell and convey unto Fred S. Lochamy and Melissa D. Lochamy (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 5, Block 4, according to the Survey of Indian Hills, 2nd Sector, as recorded in Map Book 4, Page 91, in the Probate Office of 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.

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 March $2007$
WITNESS:	
(SEAL)	Harpes Jeffery Little All (SEAL)
(SEAL)	Emily Brooke Lochamy nka
STATE OF ALABAMA	Emily Brooke Little

I, thé undersigned, a Notary Public in and for said County, in said State, hereby certify that James Jeffery Little and wife, Emily Brooke Lochamy nka Emily Brooke Little, whose name(s) are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day, 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 official seal on March, 2007