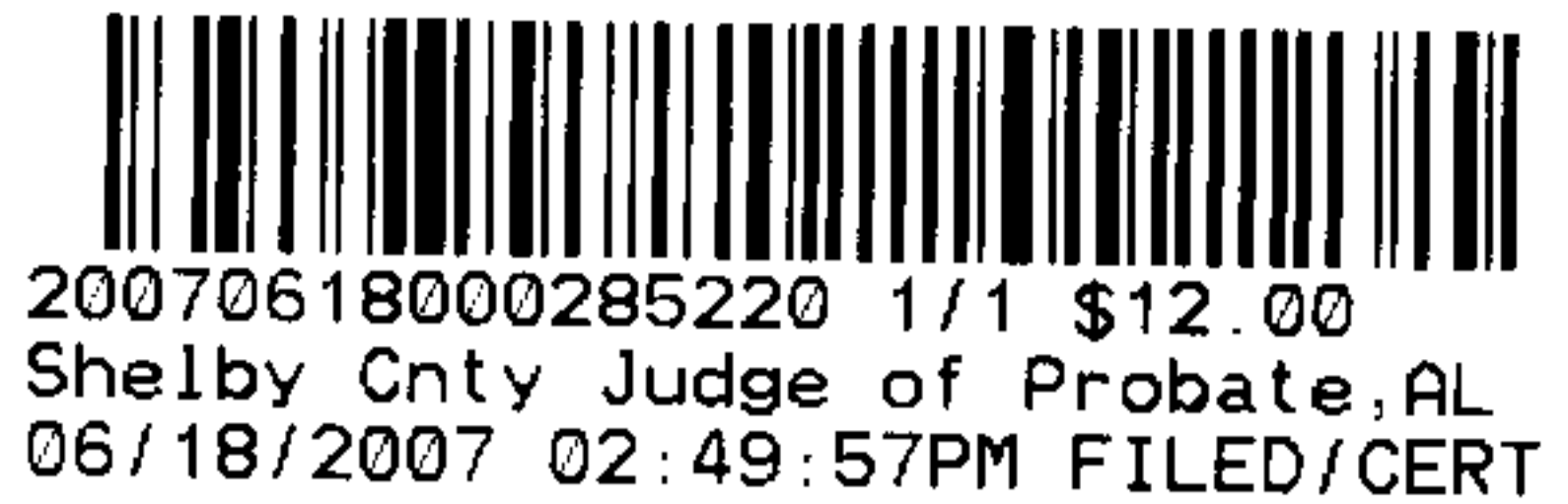


Phyllis Parker
CENTRAL ALABAMA TITLE, INC.

WARRANTY DEED JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA
County of SHELBY
Presents:

Send Tax Notice To:
KEVIN D. COLVERT and KELLY R. COLVERT
102 STONEHAVEN DRIVE
PELHAM ALABAMA 35124



THAT IN CONSIDERATION OF **One Hundred Fifty Thousand and 00/100 DOLLARS (\$150,000.00)** to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we, RICK H. LEE and wife, MERRY W. LEE

(herein referred to as grantors) do grant, bargain, sell and convey unto
KEVIN D. COLVERT AND KELLY R. COLVERT

(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 20, ACCORDING TO THE RESURVEY OF LOTS 20, 21, 22 AND 23, THE COTTAGES AT STONEHAVEN, AS RECORDED IN MAP BOOK 22, PAGE 13, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.

Subject to Easements, Restrictions and rights of way of record.

\$150,000.00 of the Purchase Price was obtained by a Purchase Money Mortgage filed simultaneously herewith.

To Have And To Hold unto the said Grantees KEVIN D. COLVERT AND KELLY R. COLVERT 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, I/WE have hereunto set MY/OUR hand(s) and seal(s), this 16th day of May, 2007.

WITNESS:

_____(Seal)

_____(Seal)

Rick H Lee _____(Seal)
RICK H. LEE

Merry W Lee _____(Seal)
MERRY W. LEE

STATE OF ALABAMA
COUNTY OF SHELBY

I, THE UNDERSIGNED, a Notary Public in and for said County, in said State, hereby certify that RICK H. LEE and wife, MERRY W. LEE whose name(s) is/are signed to the foregoing conveyance, and who is/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 this 16th day of May A.D., 2007.

NOTARY PUBLIC
MY COMMISSION EXPIRES:

Phyllis L Parker _____
2-19-11

72994

PREPARED BY JEREMY LEE PARKER 2028 SHADYCREST DR HO...

