

**WARRANTY DEED  
JOINT TENANTS WITH RIGHT OF SURVIVORSHIP**

This instrument was prepared by:  
WILLIAM PATRICK COCKRELL  
WPC & ASSOCIATES LLC

(Name)

ONE PERIMETER PARK S STE 451N  
BIRMINGHAM, ALABAMA 35243

(Address)

STATE OF ALABAMA  
COUNTY OF **Shelby**

Send tax notice to:  
CHRISTI C. CAHOON  
MICHAEL A. CAHOON

(Name)

2224 VANESSA DR.  
BIRMINGHAM, AL 35242

(Address)



20071107000514560 1/2 \$44.00  
Shelby Cnty Judge of Probate, AL  
11/07/2007 02:38:49PM FILED/CERT

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of TWO HUNDRED NINETY FIVE THOUSAND FIVE HUNDRED dollars (\$295,500.00) and other good and valuable consideration, to the undersigned Grantor, or Grantors in hand paid by the Grantees herein, the receipt whereof is acknowledged, we (I), SHANNON LEIGH AKERS, UNMARRIED (herein referred to as Grantor) do, grant, bargain, sell and convey unto CHRISTI C. CAHOON and MICHAEL A. CAHOON, WIFE AND HUSBAND (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 9, ACCORDING TO THE SURVEY OF ALTADENA WOODS, 4TH SECTOR, AS RECORDED IN MAP BOOK 10, PAGE 62, AS AMENDED IN MAP BOOK 19, PAGE 128, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.**

A PURCHASE MONEY MORTGAGE IN THE AMOUNT OF 265,950.00 IS FILED HERewith.

TO HAVE AND TO HOLD, to 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.

Shelby County, AL 11/07/2007  
State of Alabama

Deed Tax: \$30.00

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And we (I) do for ourselves (myself), successors and assigns covenant with the said Grantees, their heirs and assigns, that we (I) are (am) lawfully seized in fee simple of said premises, that they are free from all encumbrances, unless otherwise noted above; that we (I) have a good right to sell and convey the same as aforesaid; that we (I) will and our (my) 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 have hereunto set my hand and seal, 10/15/07.

 (Seal)  
SHANNON LEIGH AKERS

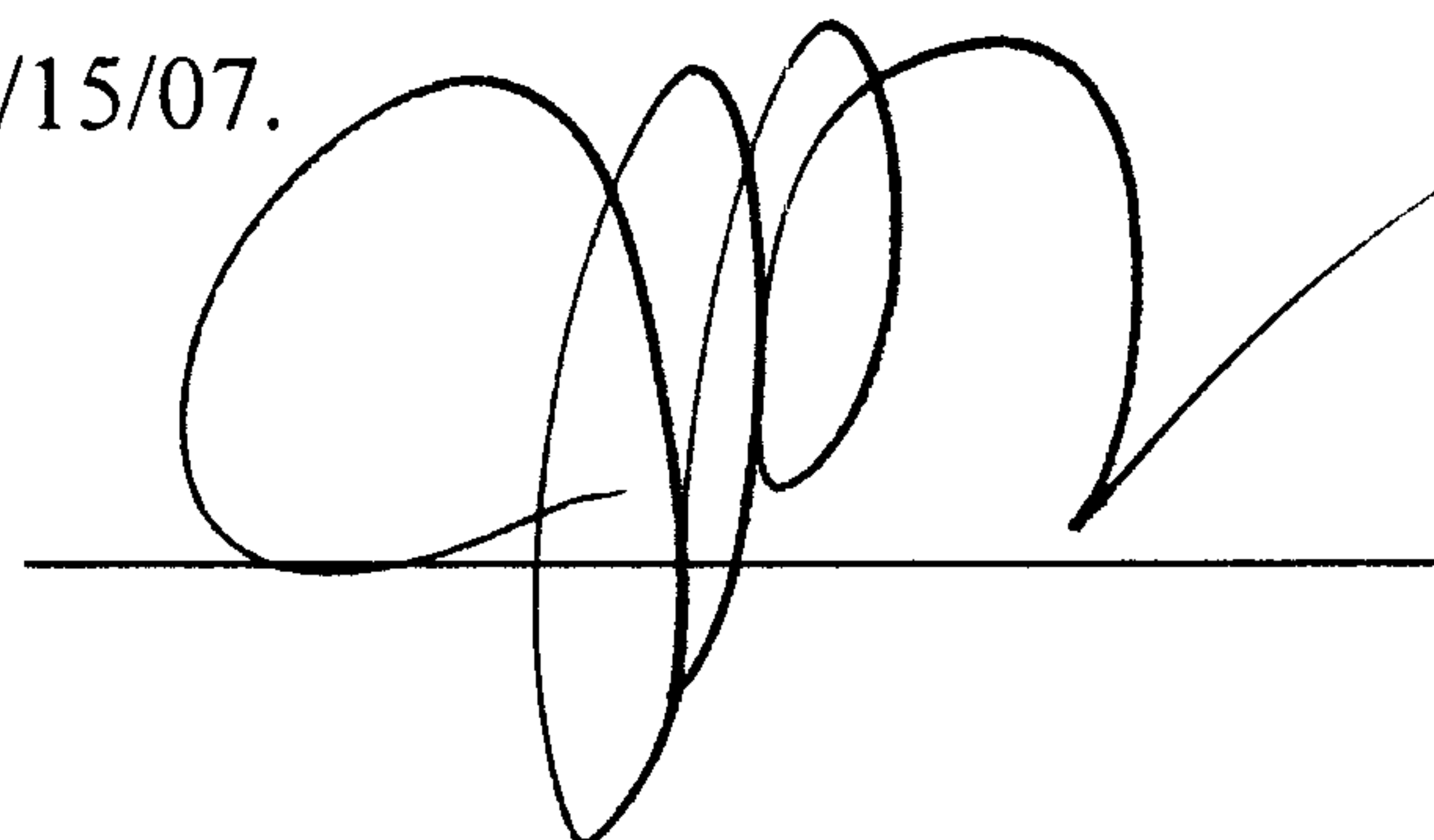
STATE OF ALABAMA

COUNTY OF Shelby

**General Acknowledgment**


I, JENNIFER L. BANIK, a Notary Public in and for said County in said State, hereby certify that SHANNON LEIGH AKERS, whose names 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, this 10/15/07.

  
\_\_\_\_\_  
Notary Public

Return to: William Patrick Cockrell  
WPC & Associates LLC

**Jennifer L. Banik**  
**Notary Public - State at Large**  
**My Comm. Expires Feb. 7, 2009**

  
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