

THIS INSTRUMENT PREPARED BY:

Bryant A. Whitmire, Jr.
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Suite 501
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Send Tax Notice To:

Mary T. Acor Binkley
1103 Fern Street
Homewood, Alabama 35209

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

**STATE OF ALABAMA
SHELBY COUNTY**


20071109000518280 1/2 \$224.00
Shelby Cnty Judge of Probate, AL
11/09/2007 01:54:36PM FILED/CERT

KNOW ALL MEN BY THESE PRESENTS, That in consideration of **ONE DOLLAR (\$1.00)** and other goods and valuable consideration to the undersigned GRANTOR (whether one or more), in hand paid by the GRANTEE herein, the receipt whereof is acknowledged, I or we, **MARY T. ACOR BINKLEY**, a married woman, (herein referred to as grantee, whether one or more), grant, bargain, sell and convey unto **MARY T. ACOR BINKLEY and DONALD F. BINKLEY, JR.**, (herein referred to as grantee, whether one or more) with joint tenants, with right of survivorship, the following described real estate, situated in **SHELBY** County, to-wit:

Lot 93, according to the Final Record Plat of Greystone Farms, Guilford Place, Phase 1, as recorded in Map Book 20, page 105, in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama together with the following described property:

A parcel of land situated in the West ½ of Section 34, Township 18 South, Range 1 West, Shelby County, Alabama, being more particularly described as follows:

Commence at the Southeast corner of Lot 93 of Greystone Farms-Guilford Place, Phase 1, as recorded in Map Book 20 at page 105, Probate Office of Shelby County, Alabama, said point being the common back corner of Lots 93 and 94, thence run in a Southwesterly direction along the back lot line of Lot 93 a distance of 55313 feet to the Southwest corner of said Lot 93, said corner being the Point of Beginning of the parcel herein described; thence continue in the same direction as the last described course, in a Southwesterly direction, a distance of 12.00 feet to a point; thence turn an interior angle 96° 28' 13" and run to the right in a Northwesterly direction a distance of 95.55 feet to a point, said point being the Northwest corner of Lot 93, said corner also being on the right-of-way of Guilford Road; thence turn an interior angle of 7° 00' 53" and run to the right in a Southeasterly direction along the Southwest lot line of Lot 93 a distance of 97.64 feet to the Point of Beginning.

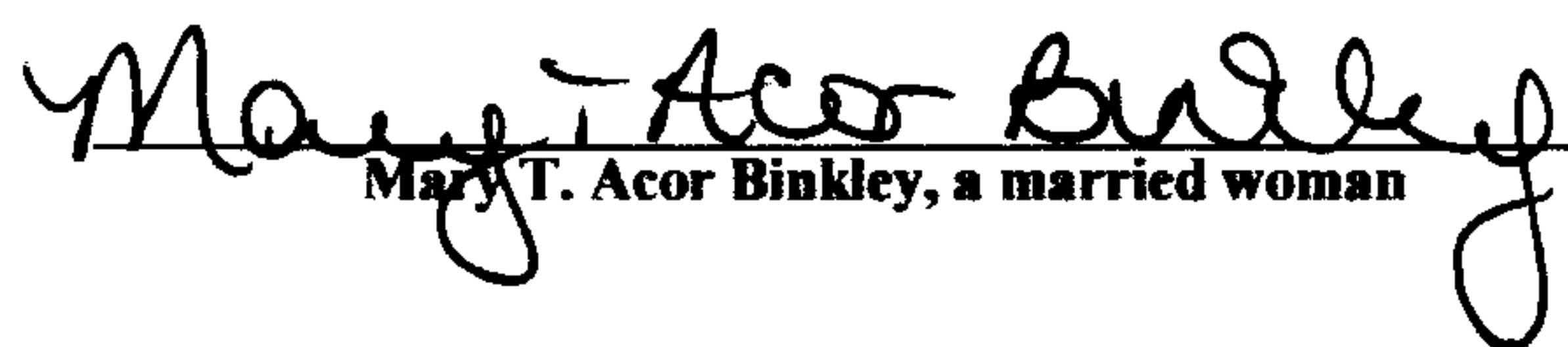
DESCRIPTION FURNISHED BY GRANTOR.

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 creates is served or terminated during the joint lives of the grantees herein) in the event one grantee is herein survives the other, the entire interest in fee simple shall pass the surviving grantee, and if one does not survive the other, then the heir 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) hands(s) and seal(s), this 31st day of October, 2007.


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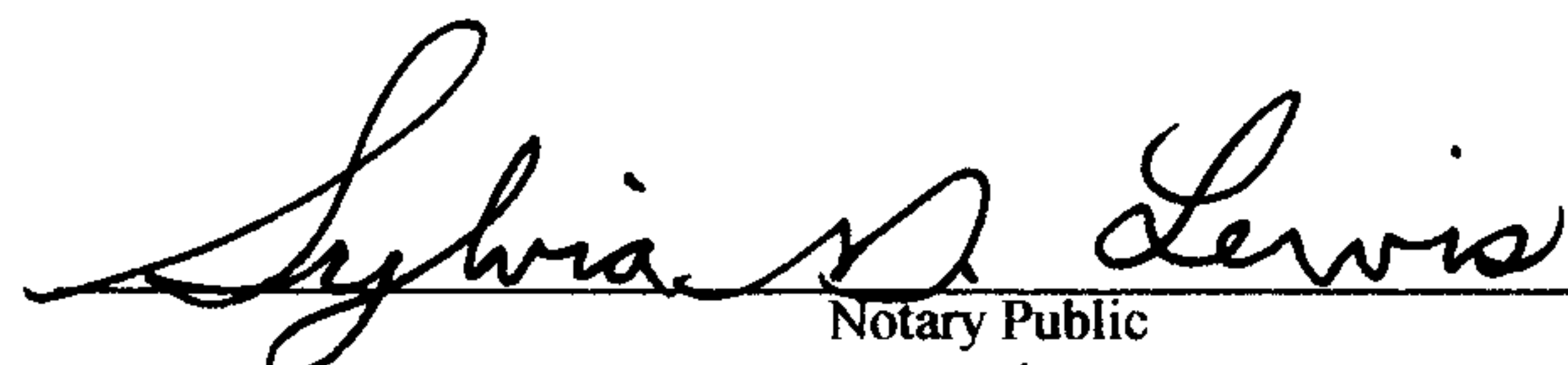

Mary T. Acor Binkley, a married woman

STATE OF ALABAMA
JEFFERSON COUNTY }

General Acknowledgment

I, Sylvia D. Lewis, a Notary Public in and for said County, in said State, hereby certify that **MARY T. ACOR BINKLEY**, 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 their executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 31st day of October 2007.


Notary Public

My Commission Expires: February 6, 2010

Shelby County, AL 11/09/2007
State of Alabama

Deed Tax: \$210.00