

This instrument was prepared by:
Lakeman & Peagler, LLC
300 Office Park Drive, Suite 309
Birmingham, AL 35223

Send Tax Notice To:
Mark T. Mizzell
1036 Riverchase Cove
Hoover, AL 35244

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

**STATE OF ALABAMA* KNOW ALL MEN BY THESE PRESENTS,
JEFFERSON COUNTY***

That in consideration of **Two Hundred Seventy One Thousand and 00/100 Dollars (\$271,000.00)**, to the undersigned Grantor(s) in hand paid by the Grantees herein, the receipt of which is hereby acknowledged, I/we, **Nancy S. Hughes, A Married Woman, as Personal Representative of the Estate of Mary Ruth Shaffer, deceased, Probate Case No. PR-2007-000546, Charles S. Shaffer, A Married Man, as Personal Representative of the Estate of Mary Ruth Shaffer, deceased, Probate Case No. PR-2007-000546, and Linda J.S. Cheadle, A Married Woman, as Personal Representative of the Estate of Mary Ruth Shaffer, deceased, Probate Case No. PR-2007-000546**, herein referred to as Grantor(s), does grant, bargain, sell and convey unto **Mark T. Mizzell and wife, Luna L. Mizzell** (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 10, according to the Survey of Riverchase Cove, as recorded in Map Book 20, Page 109, in the Probate Office of Shelby County, Alabama.

Subject to easements, restrictions, covenants and conditions of record, if any.

The above described property is not the homestead of the grantors or their spouses.

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 grantees herein shall take as tenants in common.

And I/we do, for ourselves and for our heirs, executors and administrators, covenant with said grantee, his, her or their heirs and assigns, or its successors and assigns, that I am lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise stated above; that I/we have 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 grantee, his, her or their heirs and assigns, or its successors 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 14th day of February, 2008.

Nancy S. Hughes as personal rep. of the estate of Mary Ruth Shaffer, deceased, Probate case # PR 2007-000546

Nancy S. Hughes, as Personal Representative of the Estate of Mary Ruth Shaffer, deceased,

Probate Case No. PR-2007-000546

Charles S. Shaffer as Personal Representative of the Estate of Mary Ruth Shaffer, deceased, Probate Case No. PR-2007-000546

Charles S. Shaffer, as Personal Representative of the Estate of Mary Ruth Shaffer, deceased,

Probate Case No. PR-2007-000546

Linda J. Cheadle as Personal Representative of the Estate of Mary Ruth Shaffer, deceased, Probate Case No. PR-2007-000546

Linda J.S. Cheadle, as Personal Representative of the Estate of Mary Ruth Shaffer, deceased,

Probate Case No. PR-2007-000546

STATE OF ALABAMA *
JEFFERSON COUNTY *

General Acknowledgment

20080229000082660 2/2 \$288.00
Shelby Cnty Judge of Probate, AL
02/29/2008 11:29:27AM FILED/CERT

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that **Nancy S. Hughes, A Married Woman, as Personal Representative of the Estate of Mary Ruth Shaffer, deceased, Probate Case No. PR-2007-000546**, whose name 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, he/she/they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this 28th day of February, 2008.

My Commission Expires: 9/28/11

[Signature]
Notary Public

STATE OF Tennessee *
Shelby COUNTY *

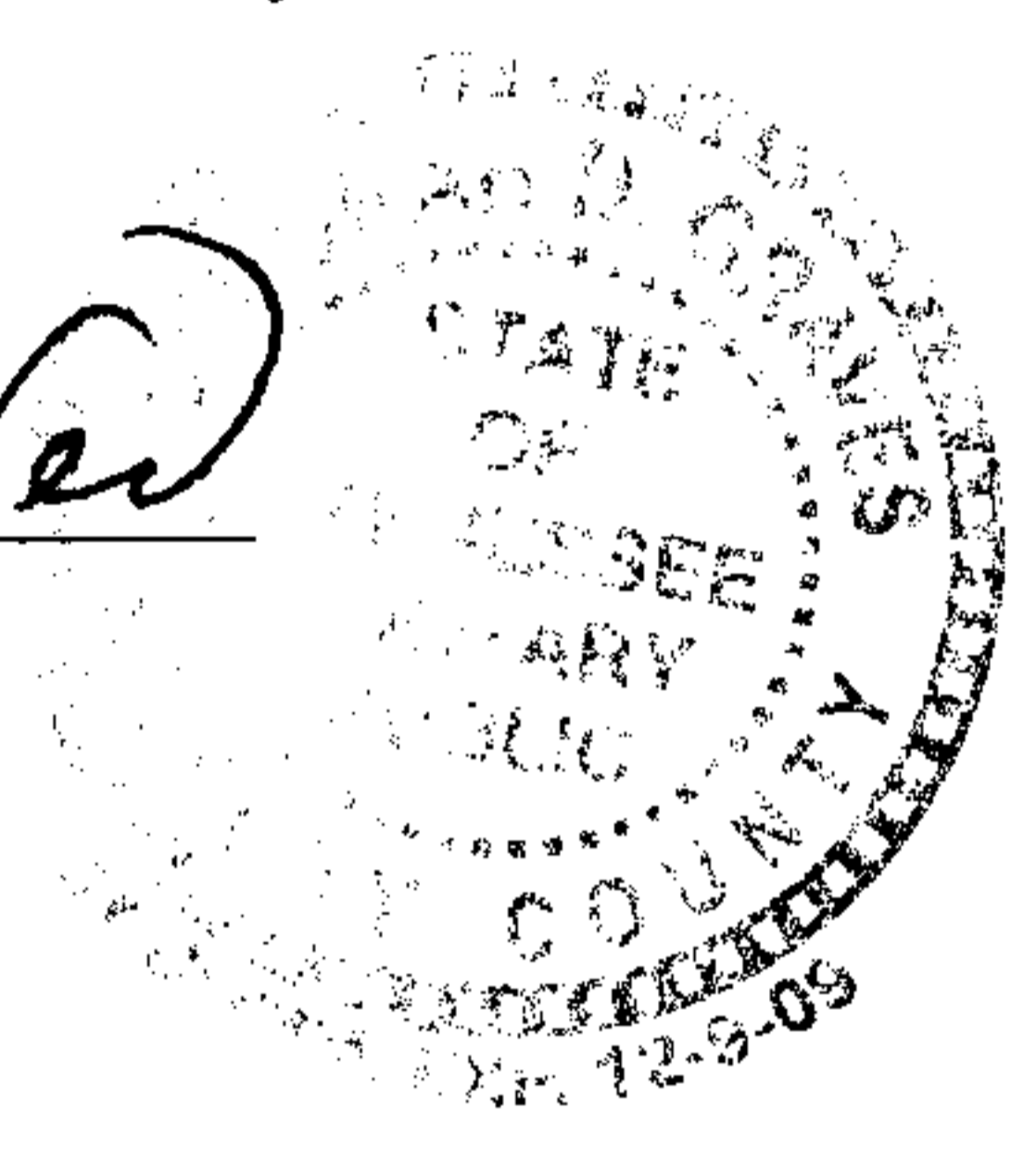
General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that **Charles S. Shaffer, A Married Man, as Personal Representative of the Estate of Mary Ruth Shaffer, deceased, Probate Case No. PR-2007-000546**, whose name 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, he/she/they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this 14th day of February, 2008.

My Commission Expires: 12/9/09

[Signature]
Notary Public



STATE OF Florida *
Okaloosa COUNTY *

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that **Linda J.S. Cheadle, A Married Woman, as Personal Representative of the Estate of Mary Ruth Shaffer, deceased, Probate Case No. PR-2007-000546**, whose name 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, he/she/they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this 19 day of February, 2008.

My Commission Expires: 6-14-09

[Signature]
Notary Public



Shelby County, AL 02/29/2008
State of Alabama
Deed Tax: \$271.00