

Deed prepared without benefit of title. Description provided by the grantor.

This instrument was prepared by:

Mike T. Atchison

P O Box 822

Columbiana, AL 35051

20080505000183870 1/1 \$21.00
Shelby Cnty Judge of Probate, AL
05/05/2008 03:27:48PM FILED/CERT

Send Tax Notice to:

Shelby County, AL 05/05/2008
State of Alabama

Deed Tax: \$10.00

WARRANTY DEED JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA)
SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS, That in consideration of **TEN THOUSAND DOLLARS and NO/00 (\$10,000.00)**, and other good and valuable considerations to the undersigned grantor, in hand paid by grantee herein, the receipt whereof is acknowledged, I or we, David B. Brechin and Dorothy H. Brechin, a married couple, grant, bargain, sell and convey unto Katherine B. Sharich and Paul J. Sharich, III, the following described real estate, situated in: Shelby County, Alabama, to-wit:

Lot 3, according to the survey of Brechin Family Subdivision as recorded in Map Book 39, Page 116 in the Probate Office of Shelby County, Alabama.

Subject to taxes for 2008 and subsequent years, easements, restrictions, rights of way and permits of record.

To have and to hold unto the said Grantees as joint tenants with right of survivorship, ** their heirs and assigns, forever. In the event on grantee survives the other, the entire

TO HAVE AND TO HOLD to the said grantee, his, her or their heirs and assigns forever. *interest shall pass

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators ^{to surviving grantee.} covenant with the said Grantees, their heirs and assigns, and 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, heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this 14th day of April 2008.

David B. Brechin
David B. Brechin

Dorothy H. Brechin
Dorothy H. Brechin

STATE OF ALABAMA)
SHELBY COUNTY)

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that David B. Brechin and Dorothy H. Brechin, whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance he executed the same voluntarily on the day the same bears date.

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

Amanda Bailey
Notary Public

My Commission Expires: 9/20/08

