

Send Tax Notice to:
Timothy H. Moody and Holly B. Moody
1009 Fountain View Drive
Houston, TX 77057

This instrument was prepared by
(Name) WALLACE, ELLIS, FOWLER & HEAD, ATTORNEYS AT LAW
(Address) COLUMBIANA, ALABAMA 35051

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA)
SHELBY COUNTY) KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Love and Affection, Thirty-Two Thousand and no/100 (\$32,000.00) Dollars and other good and valuable consideration to the undersigned grantor or grantors, in hand paid by the GRANTEES herein, the receipt whereof is hereby acknowledged, I or We, **JACK L. MOODY and wife, PEGGY M. MOODY** (herein referred to as grantors), do grant, bargain, sell and convey unto, **TIMOTHY H. MOODY and wife, HOLLY B. MOODY** (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 No. 19, according to the Map of the 1974 Addition of Shelby Shores, Phase II, as recorded in Map Book 6, at Page 33, in the Office of the Judge of Probate of Shelby County, Alabama, subject to rights acquired by Alabama Power Company by deed recorded in Deed Book 253, at Pages 116 and 120, in said Probate Records.

SUBJECT TO:

1. Restrictions as shown of record by instrument recorded in Miscellaneous Book 9, at Page 579, in the Office of the Judge of Probate of Shelby County, Alabama.
2. Transmission Line Permits for Alabama Power Company and Southern Bell Telephone & Telegraph Company, as recorded in said Probate Records.
3. Ad valorem taxes for 2008 and subsequent years.

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 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, we have hereunto set our hands and seals this 24 day of October, 2008.



20081024000417580 2/2 \$46.00
Shelby Cnty Judge of Probate, AL
10/24/2008 04:01:10PM FILED/CERT

Jack L. Moody
Jack L. Moody

Peggy M. Moody
Peggy M. Moody

STATE OF ALABAMA
SHELBY COUNTY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Jack L. Moody and wife, Peggy M. Moody, whose name(s) 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 24th day of October, 2008.

Robert Fulmer
Notary Public
My Commission Expires: 10-6-12