

This instrument was prepared by:

Mike T. Atchison  
P O Box 822  
Columbiana, AL 35051

Shelby County, AL 03/03/2009  
State of Alabama

Deed Tax: \$208.00

Send Tax Notice to:

Ebb A. Berry  
6028 Terrace Hills Dr.  
Birmingham, AL 35242

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

STATE OF ALABAMA )  
COUNTY OF SHELBY )

**KNOW ALL MEN BY THESE PRESENTS,** That in consideration of  
Two Hundred Eight Thousand Dollars and no 100 ( 208,000.00 ),  
and other good and valuable considerations to the undersigned grantor, in hand paid by grantee herein, the  
receipt whereof is acknowledged, I or we, **RAYMOND E. KELL AND DELIA KELL, HUSBAND AND**  
**WIFE,** grant, bargain, sell and convey unto  
Ebb A. Berry, III and wife, Paula Carroll Berry  
the following described real estate, situated in: SHELBY County, Alabama, to-wit:

Lot 7, according to the Final Record Plat of Greystone Farms, Terrace Hills Sector, as recorded in Map Book  
24, Page 54, in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

Subject to taxes for 200 9 and subsequent years, easements, restrictions, rights of way and permits of  
record.

(\$ 0.00 ) of the aforementioned was paid by first mortgage filed simultaneously herewith.

(\$ 0.00 ) of the aforementioned was paid by second mortgage filed simultaneously  
herewith.

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

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators 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.

**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.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this 13<sup>th</sup> day of February, 2009.

Raymond E. Kell  
RAYMOND E. KELL

Delia Kell  
DELIA KELL

STATE OF ALABAMA  
COUNTY OF Jefferson

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that **Raymond E. Kell**, 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 30 day of June, 20008.

[Signature]  
Notary Public

My Commission Expires: NOV 2011


STATE OF Alabama  
COUNTY OF Jefferson

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that **Delia Kell**, 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 30 day of June, 20008.

[Signature]  
Notary Public

My Commission Expires: NOV 2011

  
20090303000076870 2/2 \$222.00  
Shelby Cnty Judge of Probate, AL  
03/03/2009 02:04:12PM FILED/CERT