

THIS INSTRUMENT PREPARED BY:
BARNES, TUCKER & BARNES, P.C.
8107 PARKWAY DRIVE
LEEDS, ALABAMA 35094
205-699-5000

Send Tax Notice To:
Mr. Michael Walker
2236 Lisa Ann Drive
Leeds, AL 35094

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

**STATE OF ALABAMA
SHELBY COUNTY**

\$ 50,000.00

KNOW ALL MEN BY THESE PRESENTS, That in consideration of **TEN DOLLARS AND NO/100 (\$10.00)** to the undersigned Grantor, **MICHAEL WALKER a married man** (herein referred to as GRANTOR), in hand paid by the GRANTEES herein, the receipt of which is hereby acknowledged, the said Grantor does by these presents, grant, bargain, sell and convey unto **MICHAEL WALKER AND CATHERINE A. WALKER** (herein referred to as GRANTEES) for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, together with every contingent remainder and right of reversion, the following described real estate, situated in Shelby County, Alabama, to-wit:

Lot 10, Block 2, according to the survey of Armstrong Estates, First Sector, as recorded in Map Book 5, page 19, in the Probate Office of Shelby County, Alabama.

SUBJECT TO:

1. Building line(s) as shown by recorded map.
2. Easement(s) as shown by recorded map.
3. Restrictions as shown by recorded map.
4. Reservations as shown by recorded map.

**THIS DEED WAS PREPARED WITHOUT THE BENEFIT OF TITLE EXAMINATION.
LEGAL DESCRIPTION WAS PROVIDED BY THE GRANTOR.**

TO HAVE AND TO HOLD to the said GRANTEES for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, and to the heirs and assigns for such survivor forever, together with every contingent remainder and right of reversion.

And I do, for myself and for my heirs, executors and administrators, covenant with said Grantee, his, her or their heirs 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 have a good right to sell and convey the same as aforesaid; that I will, and my heirs, executors and administrators shall warrant and defend the same to the said Grantee, his, her or their heirs and assigns forever, against the lawful claims of all persons.



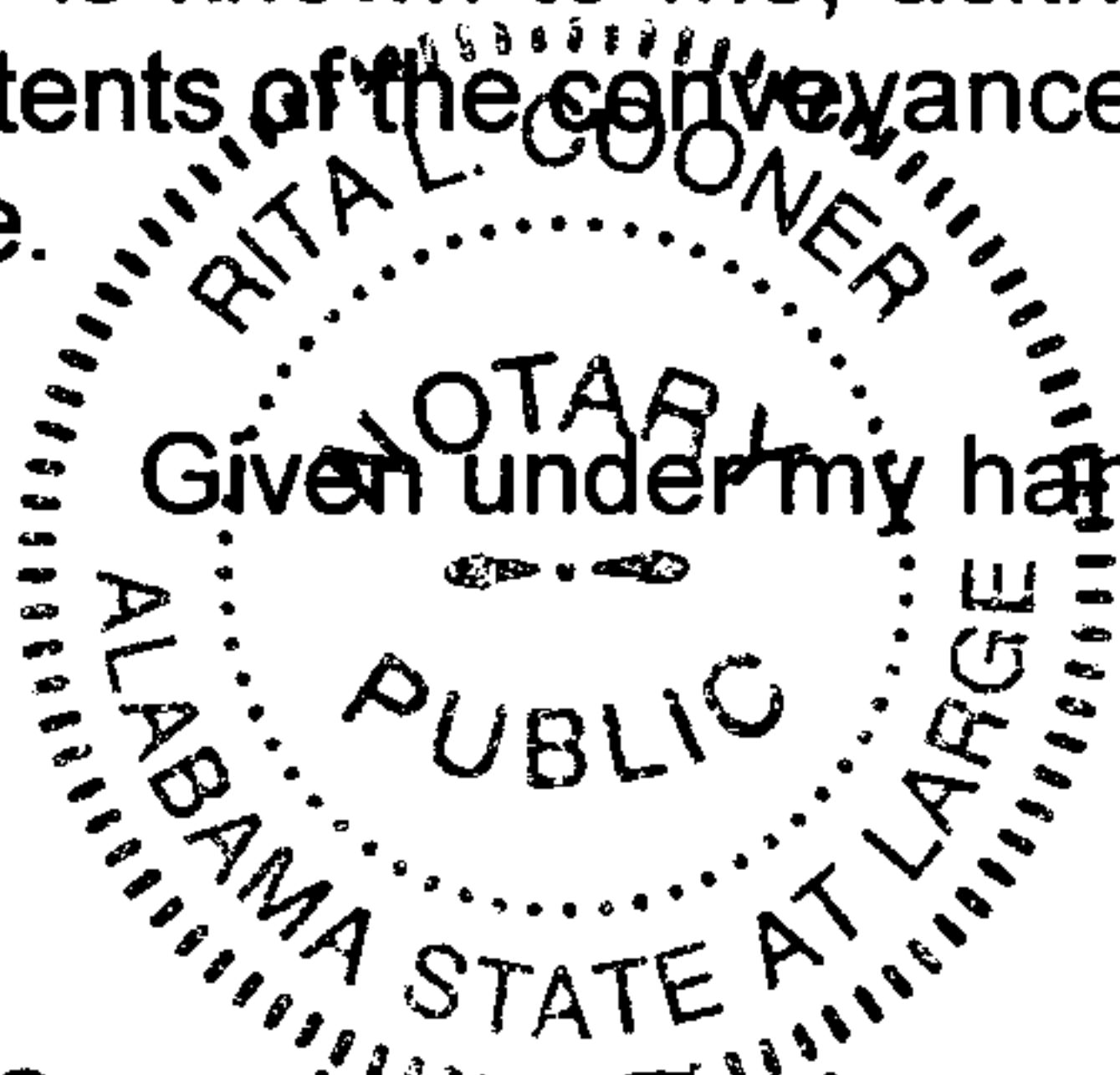
20090811000308170 2/2 \$64.00
Shelby Cnty Judge of Probate, AL
08/11/2009 10:30:31 AM FILED/CERT

IN WITNESS WHEREOF, I have set my hand and seal this 10 DAY OF AUG, 2009

Michael Walker
MICHAEL WALKER

STATE OF ALABAMA
JEFFERSON COUNTY

I, the undersigned authority, a Notary Public in and for said County in said State, hereby certify that **MICHAEL WALKER** 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, has executed the same voluntarily on the day the same bears date.



Given under my hand and official seal this 10th DAY OF August, 2009

Rita L. Cooner

Notary Public

My Commission Expires:

7/27/10