

**STATUTORY WARRANTY DEED  
JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR**

This instrument was prepared by:  
B. CHRISTOPHER BATTLES  
3150 Highway 52 West  
Pelham, AL 35124

Send tax notice to:  
Martin Phillips and Latoya Phillips  
1048 Kerry Drive  
Calera, AL 35040    Shelby County, AL 11/18/2009

**STATE OF ALABAMA  
COUNTY OF SHELBY**

State of Alabama  
Deed Tax : \$2.50

Know All Men by These Presents: That in consideration of **One hundred twenty five thousand and no/100 (\$125,000.00)** to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt where is acknowledged, **ServisFirst Bank** (herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto **Martin Phillips and Latoya Phillips** (herein referred to as grantee, as joint tenants of survivorship, whether one or more), the following described real estate, situated in **Shelby County, Alabama**, to-wit:

**Lot 13, according to the Map and Survey of Kinsale Gardens Homes 2<sup>nd</sup> Sector, as recorded in Map Book 36, Page 22, in the Probate Office of Shelby County, Alabama.**

Subject to mineral and mining rights if not owned by Grantor.

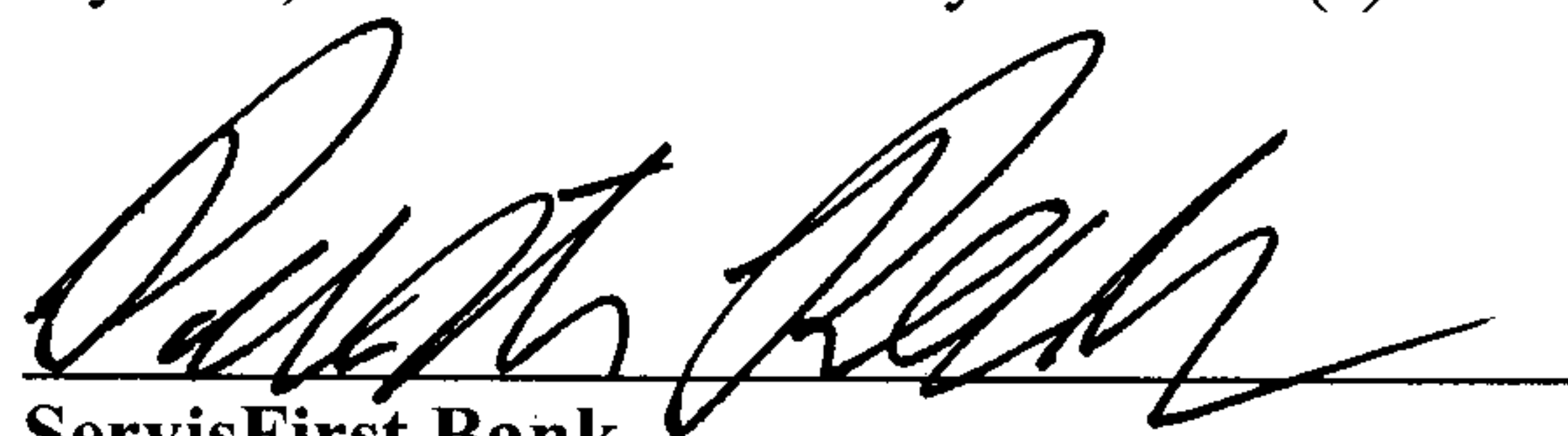
Subject to existing easements, restrictions, set-back lines, rights of way, limitations, if any of record.

\$122,735.00 of the purchase price recited above was paid from a purchase money mortgage loan closed simultaneously herewith.

To Have and to Hold to the said grantee, as joint tenants, with right of survivorship, their heirs and assigns forever, together with every contingent remainder and right of reversion; it being the intention of the parties to this conveyance, that (unless the joint tenancy 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, the said grantor **ServisFirst Bank**, by Preston Reeder, its Commercial Banking Officer, who is authorized to execute this conveyance, has hereunto set my/our hand(s) and seal(s) this 13<sup>th</sup> day of November, 2009.


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**ServisFirst Bank**  
**By: Preston Reeder**  
**Its: Commercial Banking Officer**

**STATE OF ALABAMA  
COUNTY OF SHELBY**

I, Kelly B. Furgerson, a Notary Public in and for said County, in said State, hereby certify that Preston Reeder, whose name as Commercial Banking Officer of **ServisFirst Bank**, 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 this conveyance, he, as such officer and with full authority executed the same voluntarily for and as act of said corporation.

Given under my hand and official seal this 13<sup>th</sup> day of November, 2009.

  
**Notary Public**  
My Commission Expires: 10-27-2010

**KELLY B. FURGERSON**  
Notary Public - Alabama State At Large  
My Commission Expires 10 / 27 / 2010