

This instrument was prepared by:  
Walter F. Scott, III, LLC  
3500 Colonnade Pkwy Ste. 350  
Birmingham, AL 35243

Send Tax Notice To:  
John Mihelic  
628 Treymoor Lake Circle  
Alabaster, AL 35007

**WARRANTY DEED - Joint Tenants with Right of Survivorship**

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

That in consideration of \$123,000.00 to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we Amanda Lyn Haugh and Charles Pickens (herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto John Mihelic and Julie L. Mihelic (herein referred to as grantee, whether one or more), as joint tenants with right of survivorship the following described real estate, situated in Shelby County, Alabama, to-wit:

**SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF.**

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 that one Grantee survives the other, the entire interest in fee simple shall be owned by the surviving Grantee, and if one does not survive the other, then the heirs and assigns of the Grantees 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.

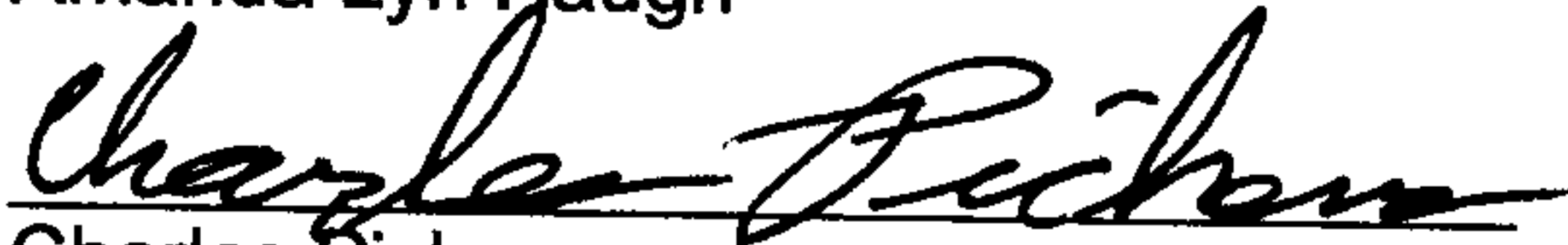
Note; \$118,695.00 of this purchase price is being paid by the proceeds of a first mortgage loan executed and recorded simultaneously herewith.

IN WITNESS WHEREOF, I (we) have hereunto set my hand(s) and seal(s) this 12th day of March, 2010.

Amanda Lyn Haugh and Charles Pickens are husband and wife.

Amanda Haugh is one and the same as Amanda Lyn Haugh Pickens.

  
Amanda Lyn Haugh

  
Charles Pickens

State of Alabama  
Shelby County

I, Lauren Ashley Baum, a notary for said County and in said State, hereby certify that Amanda Lyn Haugh and Charles Pickens whose names are signed to the foregoing instrument, and who are known to me, acknowledged before me on this day that, being informed the contents of said instrument, they executed the same voluntarily on the day the same bears date.

Given under my official hand and seal this the 12th day of March, 2010.

  
Notary Public

Commission Expires: 06/06/11



Shelby County, AL 03/22/2010

State of Alabama

Deed Tax : \$4.50



20100322000081970 2/2 \$19.50  
Shelby Cnty Judge of Probate, AL  
03/22/2010 10:59:45 AM FILED/CERT

**EXHIBIT "A"**  
**Legal Description**

Lot 604, according to the Survey of Weatherly, Aberdeen, Sector 18, as recorded in Map Book 21 Page 148 in the Office of the Judge of Probate of Shelby County, Alabama