

This instrument was prepared by:
William H. Halbrooks, Attorney
#1 Independence Plaza - Suite 704
Birmingham, AL 35209

Send Tax Notice To:
George R. Allison
3203 Crossings Drive
Birmingham, AL 35242


20100802000245890 1/1 \$282.00
Shelby Cnty Judge of Probate, AL
08/02/2010 02:43:11 PM FILED/CERT

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA)

KNOW ALL MEN BY THESE PRESENTS,

COUNTY OF SHELBY)

That in consideration of Two Hundred Seventy Thousand and no/100-----
(\$270,000.00) Dollars

to the undersigned grantor or grantors in hand paid by the GRANTEE/S herein, the receipt
whereof is acknowledged, I/we, C. Robert Mitchell, a married man

(herein referred to as GRANTORS) do grant, bargain, sell and convey unto
George R. Allison and Betty Jo Allison

(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 207, according to the Survey of Phase Five, Caldwell Crossings, 2nd Sector, as
recorded in Map Book 32, Page 103 A and B, in the Probate Office of SHELBY County,
Alabama.

Subject to current taxes, easements and restrictions of record.

The herein above described property does not constitute the homestead of the
Grantor, nor that of his spouse.

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, I have hereunto set my hand(s) and seal(s), this 23rd
day of July, 2010.

C. Robert Mitchell (Seal)
C. Robert Mitchell

_____(Seal)

STATE OF ALABAMA)
)
JEFFERSON COUNTY)

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that
C. Robert Mitchell whose name(s) 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 23rd day of July, A.D., 2010.

My Commission Expires: 4/21/12

William H. Halbrooks
William H. Halbrooks, Notary Public

Deed Tax : \$270.00

