

THIS INSTRUMENT WAS PREPARED BY:
JAMERIA J. MOORE, ATTORNEY AT LAW
1129 FORESTDALE BLVD
BIRMINGHAM, ALABAMA 35214

SEND TAX NOTICE TO:
LEONJUA AND JASON YANCEY
113 SHILOH CREEK DRIVE
CALERA, ALBAMA 35040

STATUTORY WARRANTY DEED JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA }
COUNTY OF SHELBY }

KNOW ALL MEN BY THESE PRESENTS,
That in consideration of One-Hundred Twenty-five Thousand (\$125,000.00) Dollars, to the undersigned grantor, **Regions Bank**, a corporation, (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 **LEONJUA YANCEY AND JASON YANCEY**, (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:

**Lot 4, according to the Final Plat Resurvey of Lots 1-6 Shiloh Creek Sector
One Plat One, as recorded in Map Book 39, Page 59, in the Probate Office,
Shelby County, Alabama.**

- Subject to:
- 1. Advalorem taxes due and payable October 1, 2010.
 - 2. Easements, exceptions, reservations and restrictions of record, if any.

(\$131,000.00) of the purchase price recited above was paid from a mortgage loan closed simultaneously herewith.)

TO HAVE AND TO HOLD to the said GRANTEES as joint tenants with right of survivorship.

IN WITNESS WHEREOF, by *Wade Parker, as Senior Vice President for Regions Bank* who is authorized to executive this conveyance, has hereto set its signature and seal, this the 23rd day of August, 2010.

By: **Regions Bank**
By: *Wade Parker*
WADE PARKER
SR. VICE PRESIDENT

STATE OF ALABAMA }
COUNTY OF JEFFERSON }

I, **CATHERINE. L HOLLIFIELD**, a Notary Public in and for said County in said State, hereby certify that **WADE PARKER**, whose name as **SR. VICE PRESIDENT for Regions Bank**, a corporation, 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, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation.

Given under my hand and official seal, this the 23rd day of August, 2010.

Catherine L. Hollifield
Notary Public CATHERINE L. HOLLIFIELD

My commission expires: 05/29/2012