

THIS INSTRUMENT PREPARED BY:
R. Timothy Estes, Esq.
Estes, Sanders & Williams, LLC
3800 Colonnade Parkway, Suite 330
Birmingham, Alabama 35243

SEND TAX NOTICE TO:
David Turnbull
609 Park Lake Circle
Helena, AL 35080

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 Ninety-one Thousand and 00/100 Dollars (\$191,000.00)** and other good and valuable consideration paid in hand by the GRANTEEES herein to the undersigned GRANTORS, the receipt whereof is acknowledged,

Joshua Meyer and Kimberly Meyer, Husband and Wife
(herein referred to as GRANTORS, whether one or more) do, grant, bargain, sell and convey unto

David Turnbull and Sherry Turnbull

(herein referred to as GRANTEE, whether one or more), the following described real estate situated in **Shelby County, Alabama**, to-wit:

Lot 457, according to the Final Plat Riverwoods Fourth Sector Phase III, as recorded in Map Book 31, Page 89, in the Probate Office of Shelby County, Alabama. Situated in Shelby County, Alabama.

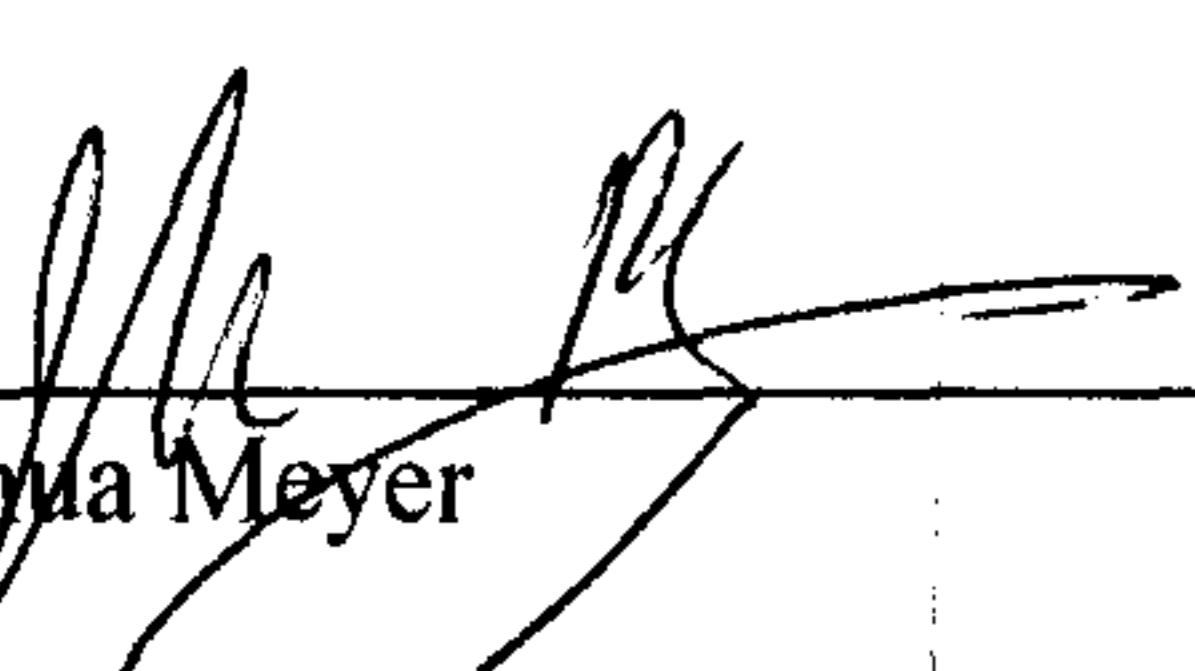
Mineral and mining rights excepted. Subject to current taxes, easements and restrictions of record.

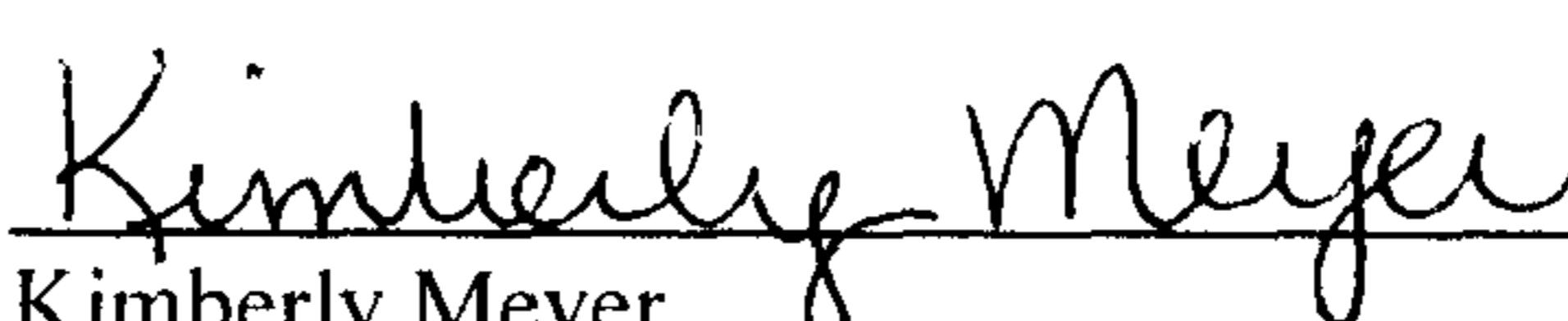
\$160,000.00 of the consideration was paid from a mortgage loan closed simultaneously herewith.

TO HAVE AND TO HOLD Unto the said GRANTEEES as joint tenants, with right of survivorship, his/her/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 we do for ourselves and for our heirs, executors, and administrators covenant with the said GRANTEEES, their heirs and assigns, that we are lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that we have a good right to sell and convey the same as aforesaid; that we will and our heirs, executors and administrators shall warrant and defend the same to the said GRANTEEES, his/her/their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, we have set our hands and seals, this the 30th day of December, 2010.


Joshua Meyer


Kimberly Meyer

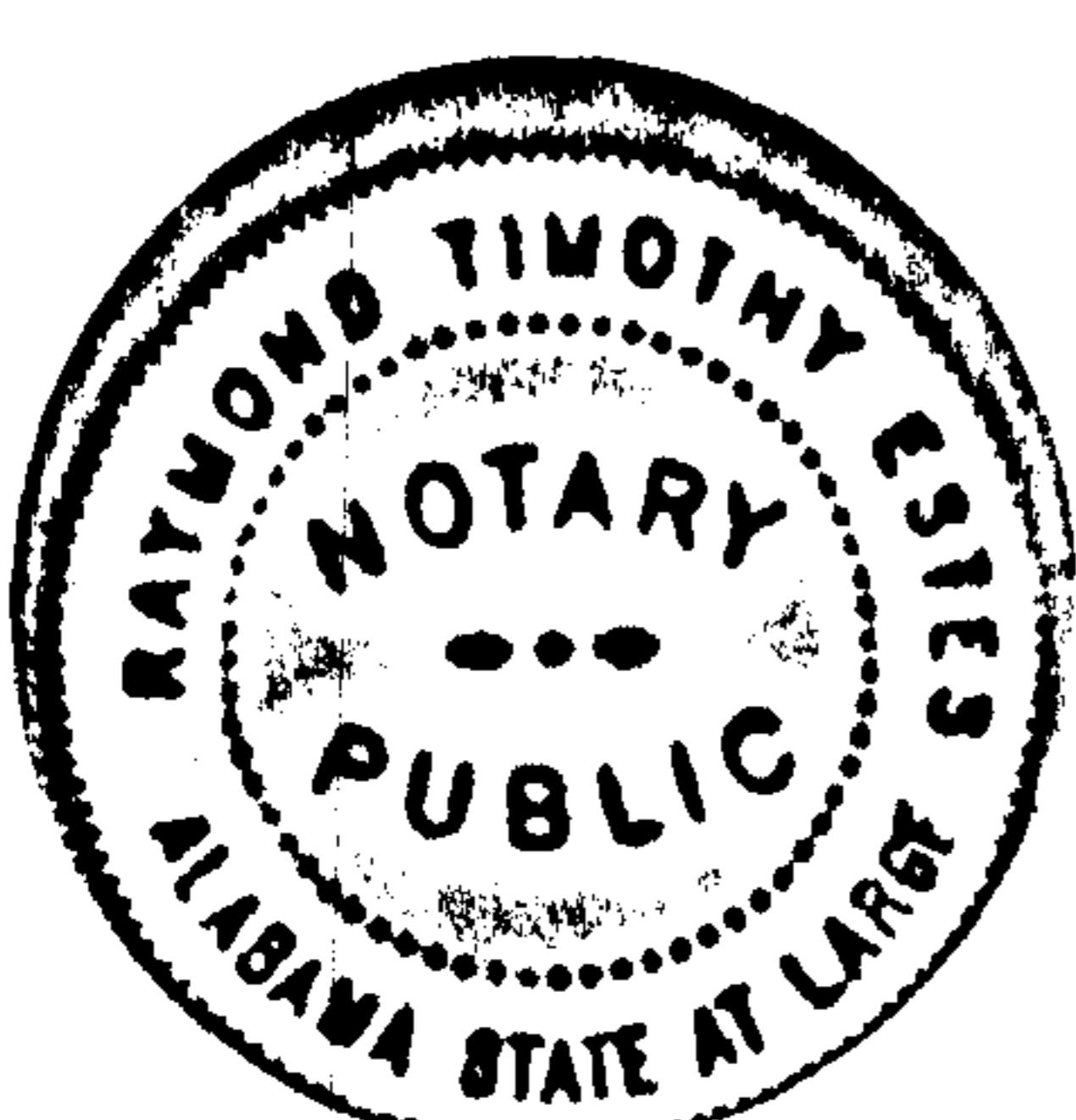
STATE OF ALABAMA)
COUNTY OF JEFFERSON)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Joshua Meyer and Kimberly Meyer whose names are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 30th day of December, 2010.


R. TIMOTHY ESTES - Notary Public

My Commission Expires: July 11, 2011




20110106000006000 1/1 \$203.00
Shelby Cnty Judge of Probate, AL
01/06/2011 12:38:22 PM FILED/CERT

Shelby County, AL 01/06/2011
State of Alabama
Deed Tax: \$191.00