

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

Send Tax Notice To:  
Michael A. Smith  
152 Shore Front Lane  
Wilsonville, AL 35186

20110609000169700 1/1 \$24.00  
Shelby Cnty Judge of Probate, AL  
06/09/2011 09:17:12 AM FILED/CERT

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA )

COUNTY OF SHELBY )

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Two Hundred Eighty-four Thousand, Five Hundred and no/100-----  
(\$284,500.00) Dollars

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

\*Kellye R. Rogers, a married woman

(herein referred to as GRANTORS) do grant, bargain, sell and convey unto  
Michael A. Smith and Tammy S. Smith

(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 139, according to the Final Plat of Lakewood, Phase I, as recorded in Map Book 33,  
Page 19, in the Probate Office of Shelby County, Alabama.  
Subject to current taxes, easements and restrictions of record.

\$ 273,760.00 of the purchase price recited above was paid from a mortgage loan closed  
simultaneously herewith.

\*Kellye R. Rogers is one and the same person as Kellye R. Davidson.  
This property does not constitute the homestead of either Grantor.

Shelby County, AL 06/09/2011  
State of Alabama  
Deed Tax:\$11.00

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 27<sup>th</sup>  
day of May, 2011.

Brian C. Davidson  
Brian C. Davidson

(Seal)

Kellye R. Rogers  
Kellye R. Rogers

(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  
Brian C. Davidson and Kellye R. Rogers, whose name(s) 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 \_\_\_\_\_ day of May, A.D., 2011.

William H. Halbrooks, Notary Public

My Commission Expires: 4/21/12

