

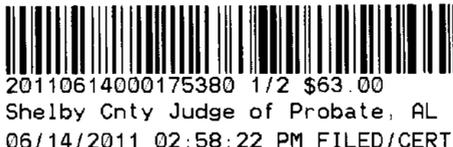
This Instrument Prepared By:
Michael W. Lindsey, Esq.
2110 Devereux Circle
Birmingham, AL 35243

SEND TAX NOTICE TO:
Brian Jones
Amanda Jones
5133 Willow Way
Birmingham, AL 35242

WARRANTY DEED

Shelby County, AL 06/14/2011
State of Alabama
Deed Tax: \$48.00

STATE OF ALABAMA)
SHLEY COUNTY)



KNOW ALL MEN BY THESE PRESENTS that in consideration of the sum of **Two Hundred Forty Thousand and no/100 Dollars (\$240,000.00)** and other good and valuable consideration paid by the Grantees herein, the receipt of which is hereby acknowledged, **Steven C. McNeill and Alicia C. McNeill, a married couple** (herein referred to as "Grantors"), do grant, bargain, sell, and convey unto **Brian Jones and Amanda Jones** (herein referred to as "Grantees"), all of their right, title, and interest in the following described real estate, situated in Shelby County, Alabama, to wit:

Lot 71, according to the Survey of Amended Map Hickory Ridge, as recorded in Map Book 11, Page 79, in the Probate Office of Shelby County, Alabama.

Subject to all restrictions of record in the Probate Office of Shelby County, Alabama.

The property address is: 5133 Willow Way Birmingham, AL 35242.

A mortgage in the amount of \$ 197,000.⁰⁰ is being recorded simultaneously herewith.

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 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 we do for ourselves and for our heirs, executors, and administrators covenant with the said Grantees, their heirs and assigns, that we are lawfully seized in fee simple of said premises; that it is 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 Grantees, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the Grantors have hereunto set their hand and seal, this 10th day of June, 2011.

Steven C. McNeill

Steven C. McNeill

Alicia C. McNeill

Alicia C. McNeill

STATE OF ALABAMA)
JEFFERSON COUNTY)

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that **Steven C. McNeill and Alicia C. McNeill**, whose names are signed to the foregoing instrument and who are known to me, acknowledged before me on this day that, being informed of the contents of the instrument, they executed the same voluntarily.

Given under my hand and official seal this 10th day of June, 2011.

Candice Harrington Allen
Notary Public



20110614000175380 2/2 \$63.00
Shelby Cnty Judge of Probate, AL
06/14/2011 02:58:22 PM FILED/CERT