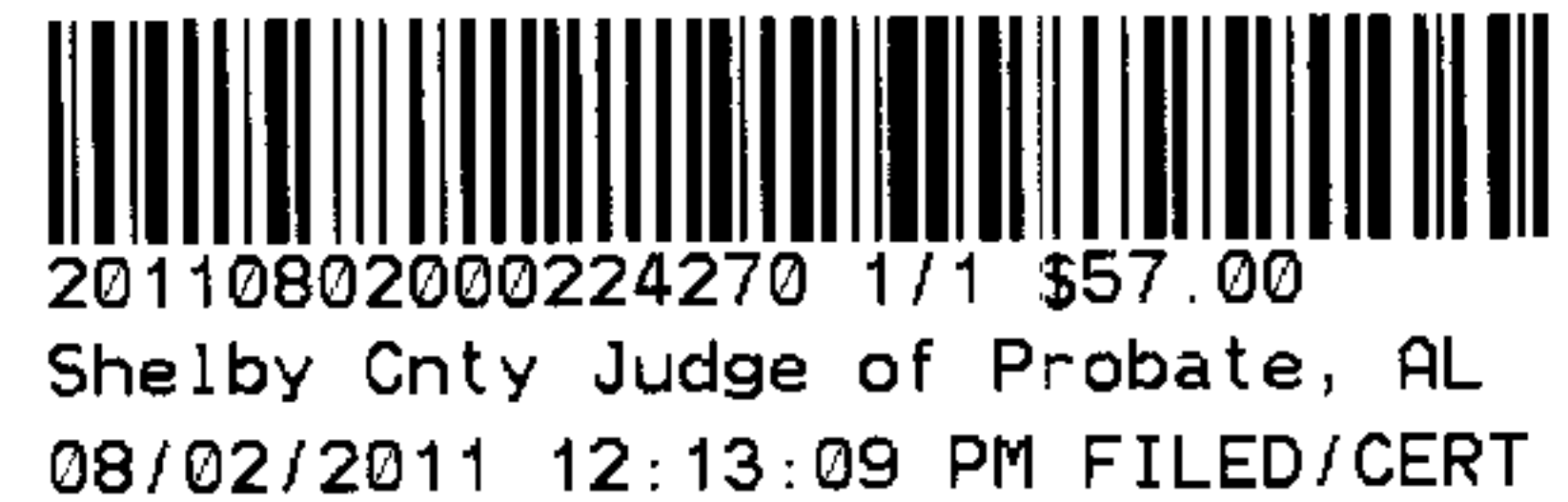


THIS INSTRUMENT PREPARED BY:
JOEL R. BLANKENSHIP, ATTORNEY
1201 NORTH 19TH STREET
BIRMINGHAM, AL 35234

SEND TAX NOTICE TO:
Marion George, Jr. and
Anne George 6517 Quail
Run Dr., Pelham, AL 35124

WARRANTY DEED (Joint Tenants With Right of Survivorship)

STATE OF ALABAMA)
JEFFERSON COUNTY)



That in consideration of Two Hundred Twenty-five Thousand and no/100 (\$225,000.00) Dollars to the undersigned GRANTOR (whether one or more), in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, I, WANDA J. SWIHART, an unmarried woman, (herein referred to as GRANTOR, whether one or more), do grant, bargain, sell and convey unto MARION P. GEORGE, JR. and ANNE GEORGE, (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 9, according to the Survey of Quail Run as recorded in Map Book 7, Page 22, in the Office of the Judge of Probate of Shelby County, Alabama.

Subject to ad valorem taxes for the current tax year.

Also subject to existing easements, restrictions, encumbrances, rights of way, limitations, if any, of record.

The undersigned Grantor, Wanda J. Swihart is the surviving Grantee of survivorship deed recorded in Book 132, Page 194 in Probate Office of Shelby County, Alabama. The other Grantee, Edward R. Swihart having died on June 11, 2007.

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 hand and seal this the 28th day of July, 2011..

Wanda J. Swihart (SEAL)
Wanda J. Swihart

Shelby County, AL 08/02/2011
State of Alabama
Deed Tax: \$45.00

STATE OF ALABAMA)
JEFFERSON COUNTY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that WANDA J. SWIHART, unmarried, whose name 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, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 28th day of July, 2011.

NOTARY PUBLIC STATE OF ALABAMA AT LARGE
MY COMMISSION EXPIRES: AUGUST 4, 2014

[Signature]
NOTARY PUBLIC