

THIS INSTRUMENT PREPARED BY:
James J. Odom, Jr.
P.O. Box 11244
Birmingham, AL 35202-1244
(NO TITLE EXAMINATION PROVIDED)

SEND TAX NOTICE TO:
Rachel N. and John R. Bond
766 Old Cahaba Drive
Helena, AL 35080

STATE OF ALABAMA)
COUNTY OF SHELBY)

STATUTORY WARRANTY DEED
(With Right of Survivorship)

KNOW ALL MEN BY THESE PRESENTS THAT in consideration of LOVE AND AFFECTION, and other good and valuable consideration, paid to the undersigned grantors, Rachel N. Bond and husband, John R. Bond ("Grantors"), by Rachel N. Bond and John R. Bond ("Grantees"), the receipt and sufficiency whereof are hereby acknowledged, Grantors do by these presents, grant, bargain, sell and convey unto the Grantees, as joint tenants with right of survivorship, the following described real estate situated in Shelby County, Alabama (the "Premises"), to-wit:


Lot 611-A, according to the Survey of Old Cahaba, Westchester Sector, as recorded in Map Book 24, Page 67, in the Probate Office of Shelby County, Alabama.

SUBJECT TO: (1) Current taxes; (2) Mortgage from Rachel N. Bond and John R. Bond to Wells Fargo Bank, N.A., recorded in Instrument #20111206000368040, in the Probate Office of Shelby County, Alabama; (3) Easements and Restrictions of record.

Rachel N. Bond is one and the same as Rachel N. Fouladbakhsh, grantee in that certain deed recorded in Instrument # 20080411000149110, in the Probate Office of Shelby County, Alabama.

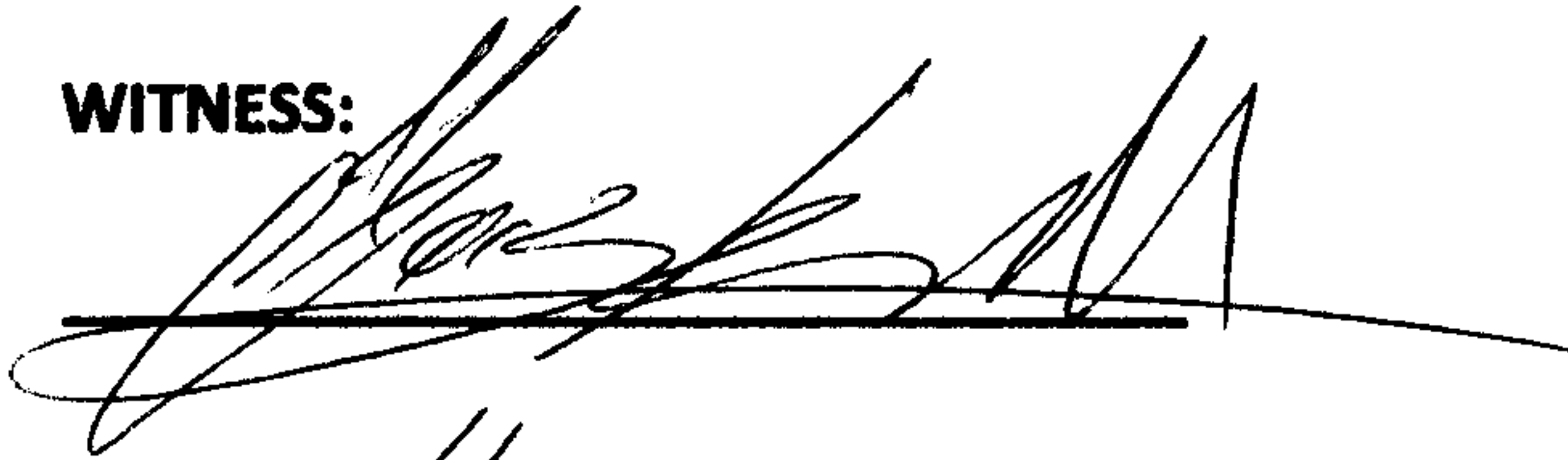
TO HAVE AND TO HOLD to the Grantees, as joint tenants, with right of survivorship, their heirs and assigns forever; it being the intention of the parties to this conveyance, that (unless the joint tenancy hereby created is severed or terminated during the joint lives of the Grantees herein) in the event 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.

Shelby County, AL 04/12/2012
State of Alabama
Deed Tax: \$10.00


20120412000126860 1/2 \$25.00
Shelby Cnty Judge of Probate, AL
04/12/2012 02:30:29 PM FILED/CERT

IN WITNESS WHEREOF, the undersigned have executed this conveyance on this the 12th day of April, 2012.

WITNESS:



Rachulif. Bond

Rachel N. Bond, one and the same as
Rachel N. Fouladbakhsh



John R. Bond

John R. Bond

STATE OF ALABAMA)
COUNTY OF SHELBY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Rachel N. Bond and husband, John R. Bond, 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 seal this 12 day of April, 2012.

Charlene Brooks

Notary Public

My Commission Expires: 5/25/14



20120412000126860 2/2 \$25.00
Shelby Cnty Judge of Probate, AL
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