

This instrument was prepared by:
Michael T. Atchison, Attorney at Law, Inc.
101 West College
Columbiana, AL 35051

Send Tax Notice To: Donald Cohill
290 Hebb Road
Wiltsmville, Ala 35186

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA

} KNOW ALL MEN BY THESE PRESENTS,

SHELBY COUNTY

That in consideration of Twenty Thousand dollars and Zero cents (\$20,000.00) to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we, Steve Goble, a single man (herein referred to as grantors) do grant, bargain, sell and convey unto Donald Cohill and Carolyn Cohill (herein referred to as GRANTEES) as joint tenants with right of survivorship, the following described real estate situated in Shelby County, Alabama to-wit:

A part of the NE ¼ of NE ¼ of Section 1, Township 21 South, Range 1 East, described as follows: Commencing 210 feet North of the Southwest corner of the NE ¼ of NE ¼ of Section 1, Township 21 South, Range 1 East and running East 210 feet parallel with the South quarter section line; thence North 420 feet parallel with the West Quarter line; thence West 210 feet to West quarter-quarter line and thence South along said quarter-quarter line to place of beginning. Situated in Shelby County, Alabama.

Subject to taxes for 2012 and subsequent years, easements, restrictions, rights of way, and permits of record.

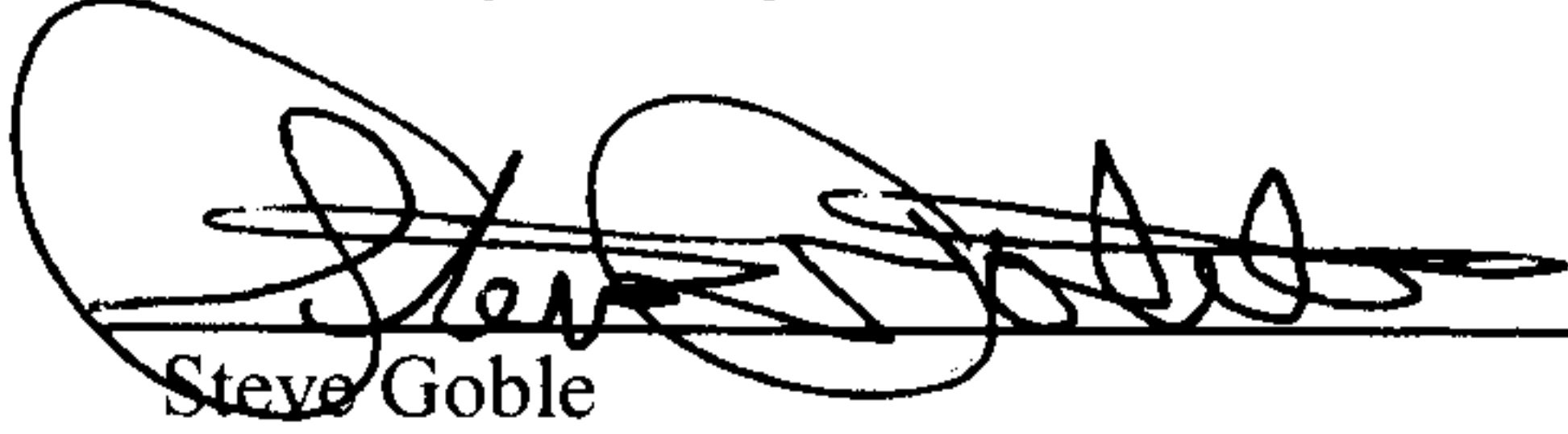
THIS PROPERTY CONSTITUTES NO PART OF THE HOMESTEAD OF THE GRANTOR, OR OF HIS/HER SPOUSE.

\$20,000.00of the purchase price was paid from the proceeds of a mortgage loan closed 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 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 and seal, this 4th day of May, 2012.

_____ (Seal)		_____ (Seal)
_____ (Seal)	Steve Goble	_____ (Seal)
_____ (Seal)		_____ (Seal)
_____ (Seal)		_____ (Seal)
		_____ (Seal)

STATE OF ALABAMA

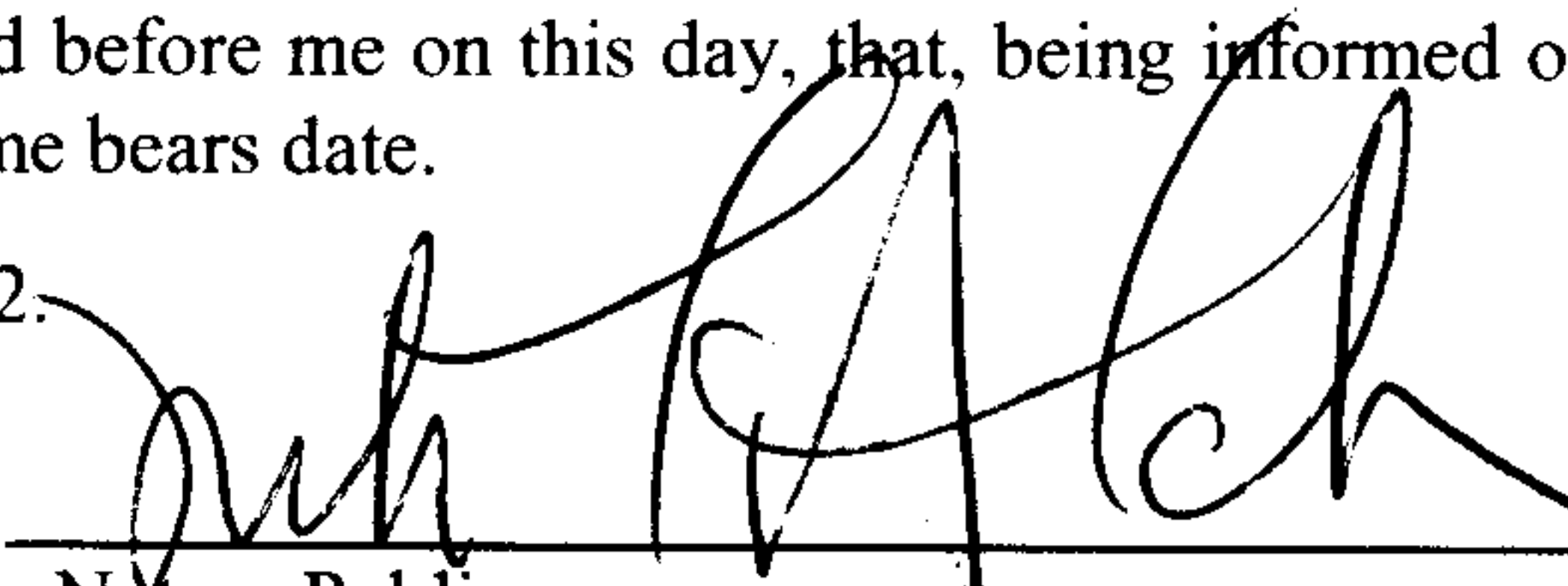
} General Acknowledgment

COUNTY SHELBY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Steve Goble 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 he/she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 4th day of May, 2012.

My Commission Expires: 10-16-12



Notary Public

MICHAEL T. ATCHISON
NOTARY PUBLIC
ALABAMA STATE AT LARGE
MY COMMISSION EXPIRES 10/16/2012