

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

Send Tax Notice To:
Jeremy A. Markisohn
1013 Highland Park Place
Birmingham, AL 35242
(Also property address)

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP
STATE OF ALABAMA)

COUNTY OF Shelby)

KNOW ALL MEN BY THESE PRESENTS,
The purpose and intent of this conveyance in solely
to alter the form of ownership of Grantor/Grantee to
Joint Tenants with Right of Survivorship

That in consideration of Ten Thousand Dollars and no/100-----(\$10,000.00) Dollars

To the undersigned grantor or grantors in hand paid by the GRANTEE/S herein, the receipt
whereof is acknowledged, I/we Jeremy A. Markisohn and Ashley J. Markisohn, husband
and wife.

(herein referred to as GRANTORS) do grant, bargain, sell and convey unto
Jeremy A. Markisohn and Ashley J. Markisohn

(herein referred to as GRANTEES,) as joint tenants with right of survivorship, the following
described real estate situated in Shelby County, Alabama to-wit:

See attached Exhibit "A" for legal description of the property which is incorporated
herein for all purposes.

Subject to: current taxes, easements and restrictions of record.

NOTE: Ashley Markisohn and Ashley J. Markisohn are one and the same person.

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.

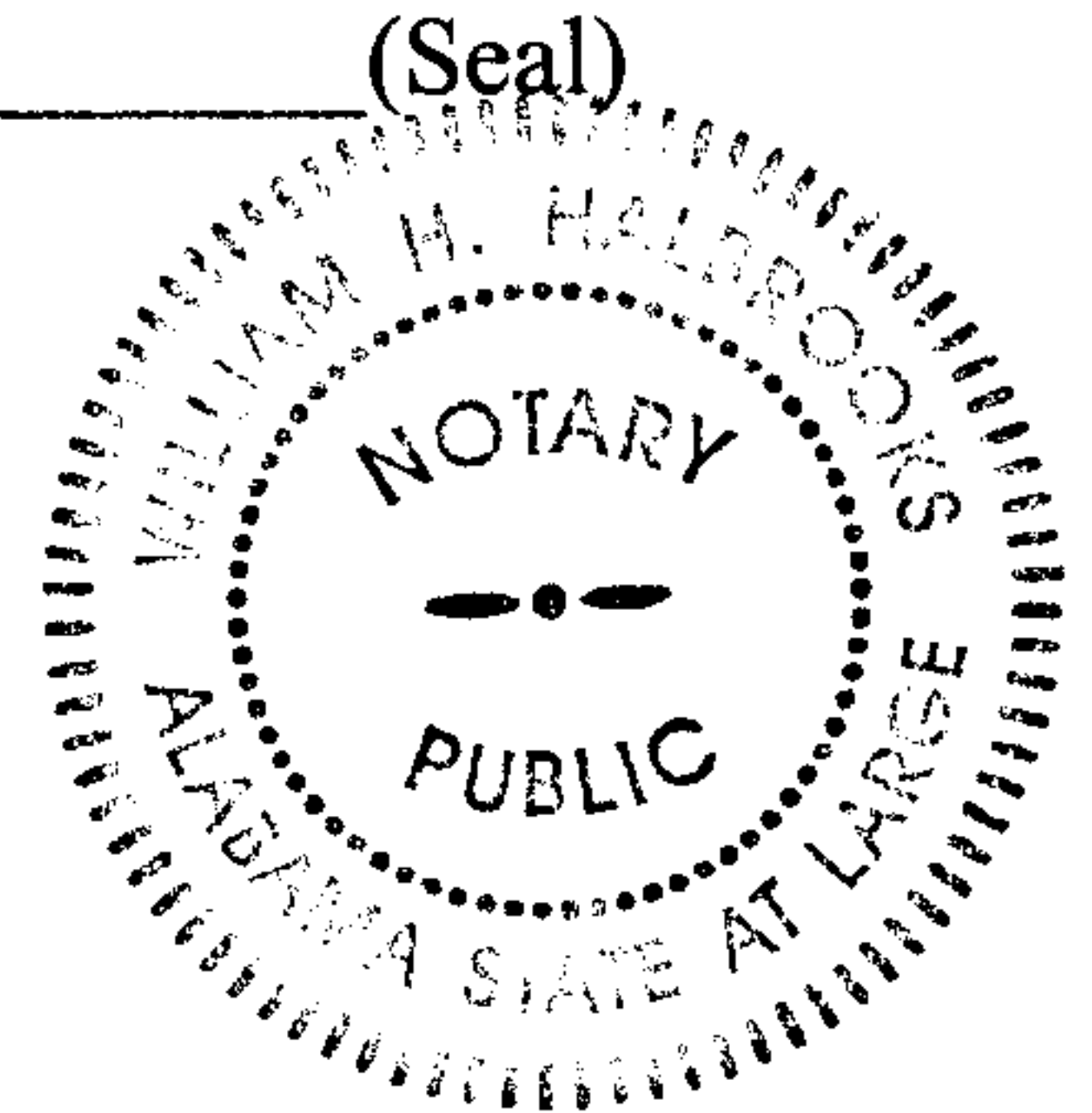
IN WITNESS WHEREOF, I/we have hereunto set my/our hand(s) and seal(s), this
31st day of January, 2013.

Jeremy A. Markisohn, by
Ashley Markisohn, his Attorney-in-Fact (Seal)

Ashley J. Markisohn (Seal)
Ashley

STATE OF ALABAMA)
COUNTY OF JEFFERSON)

General Acknowledgment

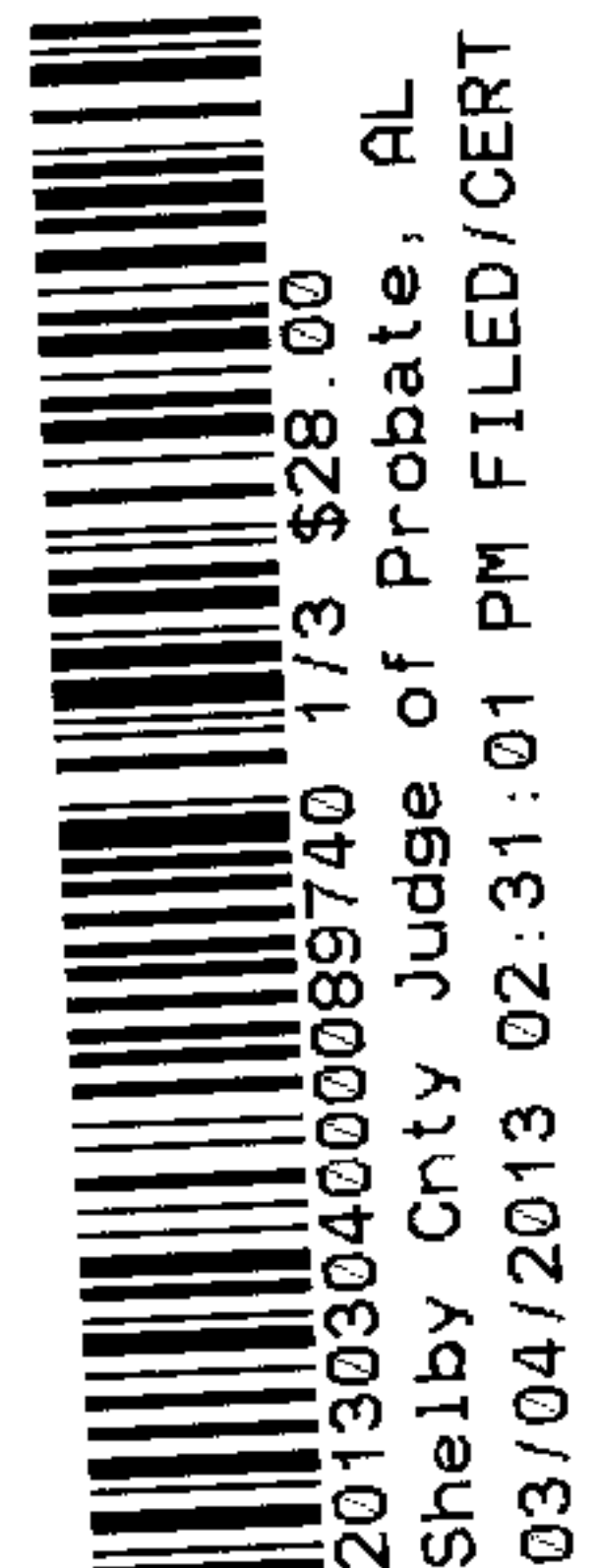


I, the undersigned, a Notary Public in and for the said County, in said State, hereby certify
Ashley J. Markisohn, whose name(s) is/are signed
to the foregoing conveyance, and who is/are known to me, acknowledged before me on this day, that,
being informed of the contents of the conveyance, he/she/they executed the same voluntarily on the day the
same bears date.

Given under my hand and official seal this 31st day of January, A. D., 2013.

My Commission Expires: 4/21/16

William H. Halbrooks
Notary Public: William H. Halbrooks



Shelby County, AL 03/04/2013
State of Alabama
Deed Tax: \$10.00

STATE OF ALABAMA

Representative Acknowledgment

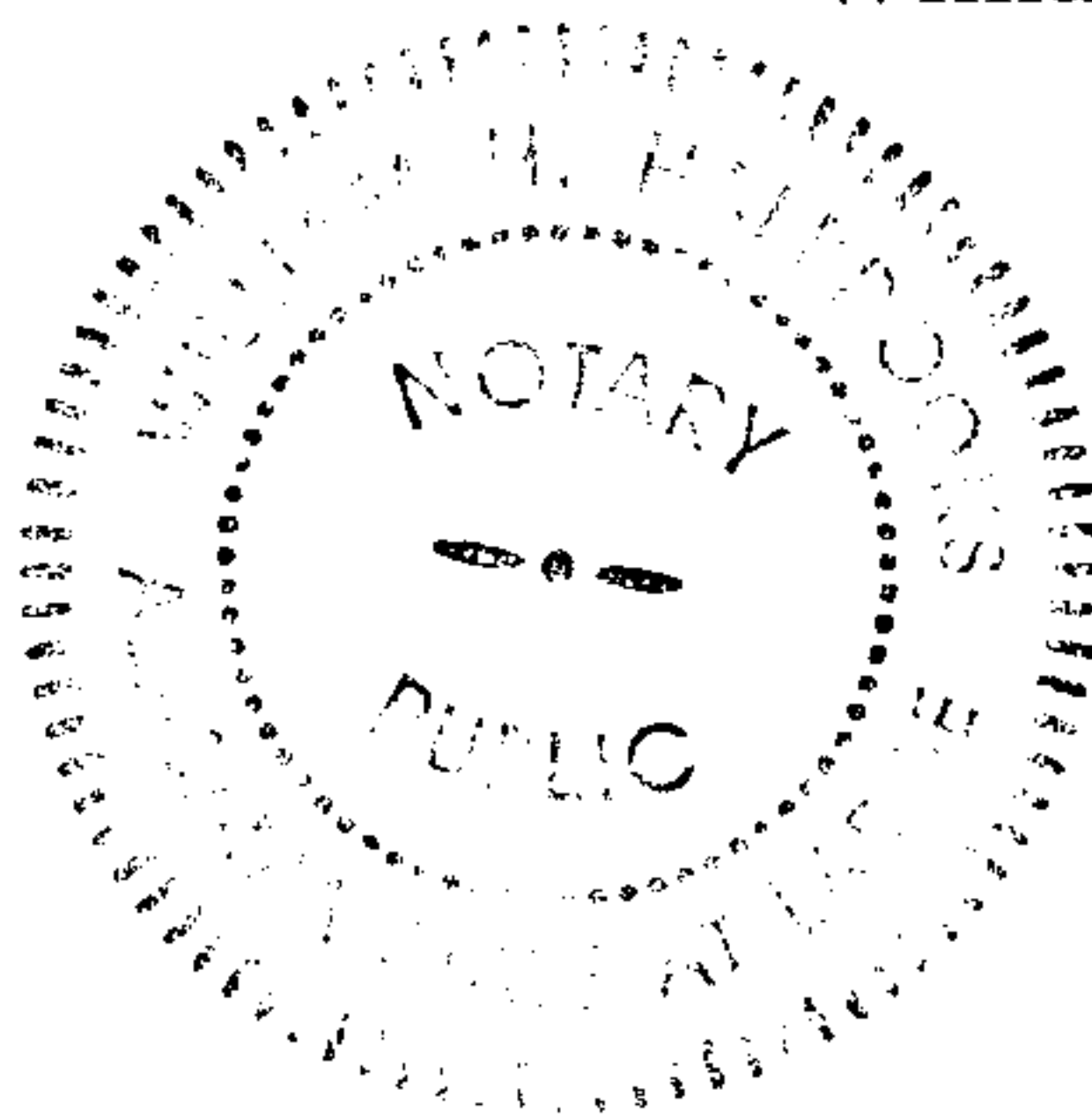
JEFFERSON COUNTY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Ashley Markisohn whose name as Attorney-in-Fact for/of Jeremy A. Markisohn, 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, in his/her capacity as such Attorney-in-Fact executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 31st day of January, A.D., 2013.

My Commission Expires: 4/21/16

William H. Halbrooks
William H. Halbrooks, Notary Public



20130304000089740 2/3 \$28.00
Shelby Cnty Judge of Probate, AL
03/04/2013 02:31:01 PM FILED/CERT

EXHIBIT "A" - LEGAL DESCRIPTION

Lot 2004, according to the Survey of Highland Lakes, 20th Sector, Phase I, an Eddleman Community, as recorded in Map Book 29, page 133, in the Probate Office of Shelby County, Alabama.

Together with nonexclusive easement to use the private roadways, common area all as more particularly described in the Declaration of Easements and Master Protective Covenants for Highland Lakes, a Residential Subdivision recorded as Instrument #1994-07111 and amended in Instrument No. 1996-17543, and further amended in Instrument 1999-31095, in the Probate Office of Shelby County, Alabama and the Declaration of Covenants, Conditions and Restrictions for Highland Lakes, a Residential Subdivision, 20th Sector, recorded as Instrument 20020716000332750 in the Probate Office of Shelby County, Alabama (which, together with all amendments thereto, is hereinafter collectively referred to as, the "Declaration").

