

This instrument was prepared by:
The Law Office of Jack R. Thompson, Jr., LLC
3500 Colonnade Parkway, Suite 350
Birmingham, AL 35243
Phone (205) 443-9027

Send Tax Notice To:
Ross Marshall Reddick
Leah Christine Shelton Reddick
1375 Nabors St.
Montevallo, AL 35115

WARRANTY DEED - Joint Tenants with Right of Survivorship

STATE OF ALABAMA)
) KNOW ALL MEN BY THESE PRESENTS
SHELBY COUNTY)

That in consideration of \$124,000.00, the amount of which can be verified in the Sales Contract between the parties hereto, to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we B. J. Jackson and LoisAnne P. Jackson, Husband and Wife, whose mailing address is 1929 Arbor Court B'ham, AL 35244 (herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto Ross Marshall Reddick and Leah Christine Shelton Reddick, whose mailing address is 1375 Nabors St. Montevallo, AL 35115 (herein referred to grantee, whether one or more), as joint tenants with right of survivorship the following described real estate, situated in Shelby County, Alabama, the address of which is 1375 Nabors Street, Montevallo, AL 35115; to-wit:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF.

Subject to ad valorem taxes for the current year and subsequent years.
Subject to restrictions, reservations, conditions, and easements of record.
Subject to any minerals or mineral rights leased, granted or retained by prior owners.

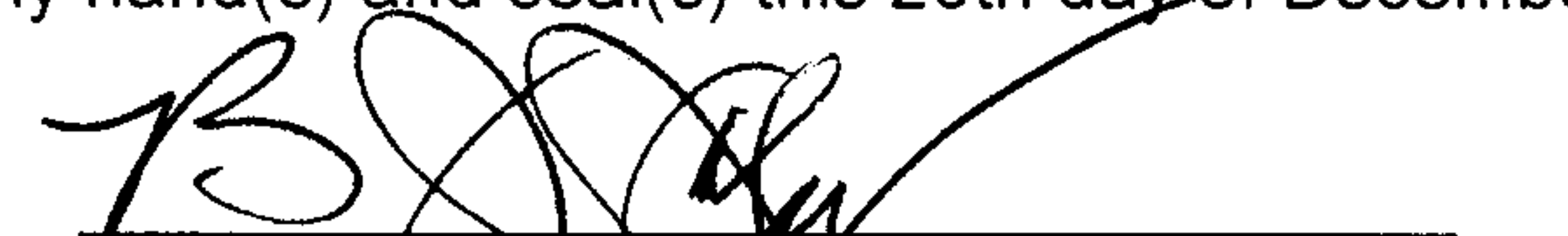
TO HAVE AND TO HOLD, unto the said GRANTEES as joint tenants with right of survivorship, their heirs and assigns forever.

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.

Note; \$111,600.00 of this purchase price is being paid by the proceeds of a first mortgage loan executed and recorded simultaneously herewith.

IN WITNESS WHEREOF, I (we) have hereunto set my hand(s) and seal(s) this 20th day of December, 2013.


20131227000493300 1/2 \$29.50
Shelby Cnty Judge of Probate, AL
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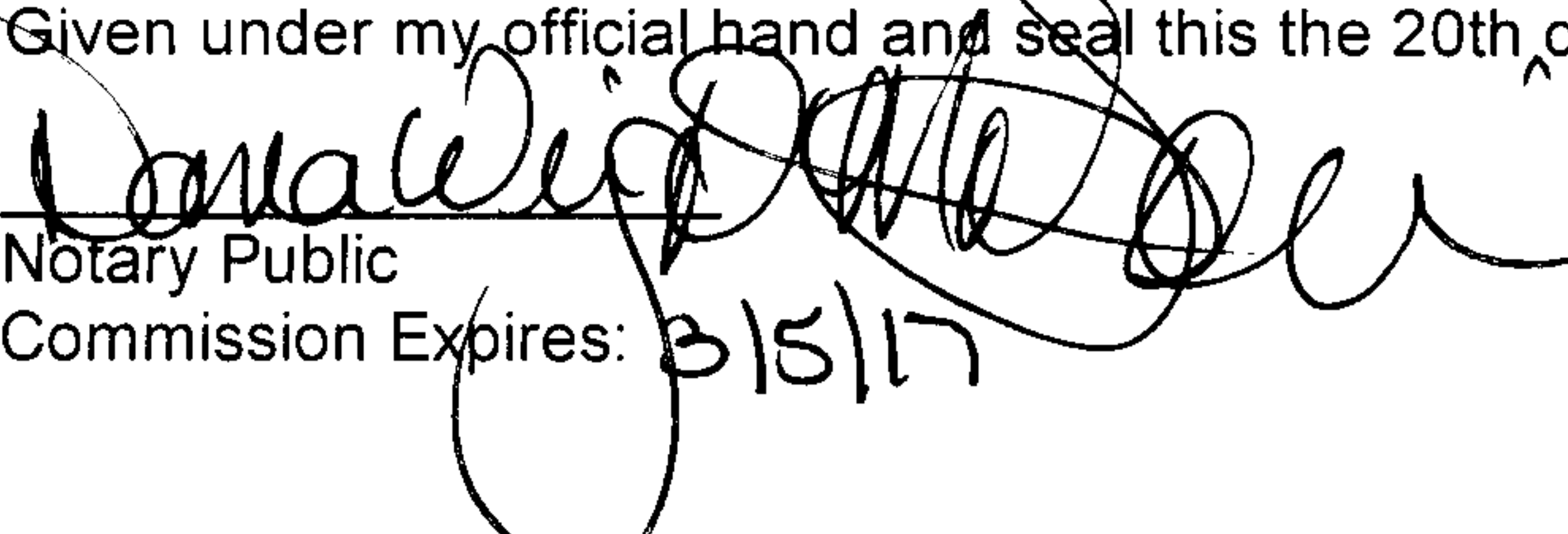

B. J. Jackson

LoisAnne P. Jackson

State of Alabama
Shelby County

I, The Undersigned, a notary for said County and in said State, hereby certify that B. J. Jackson and LoisAnne P. Jackson, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed the contents of said instrument, They executed the same voluntarily on the day the same bears date.

Given under my official hand and seal this the 20th day of December, 2013.


Notary Public
Commission Expires: 3/5/17

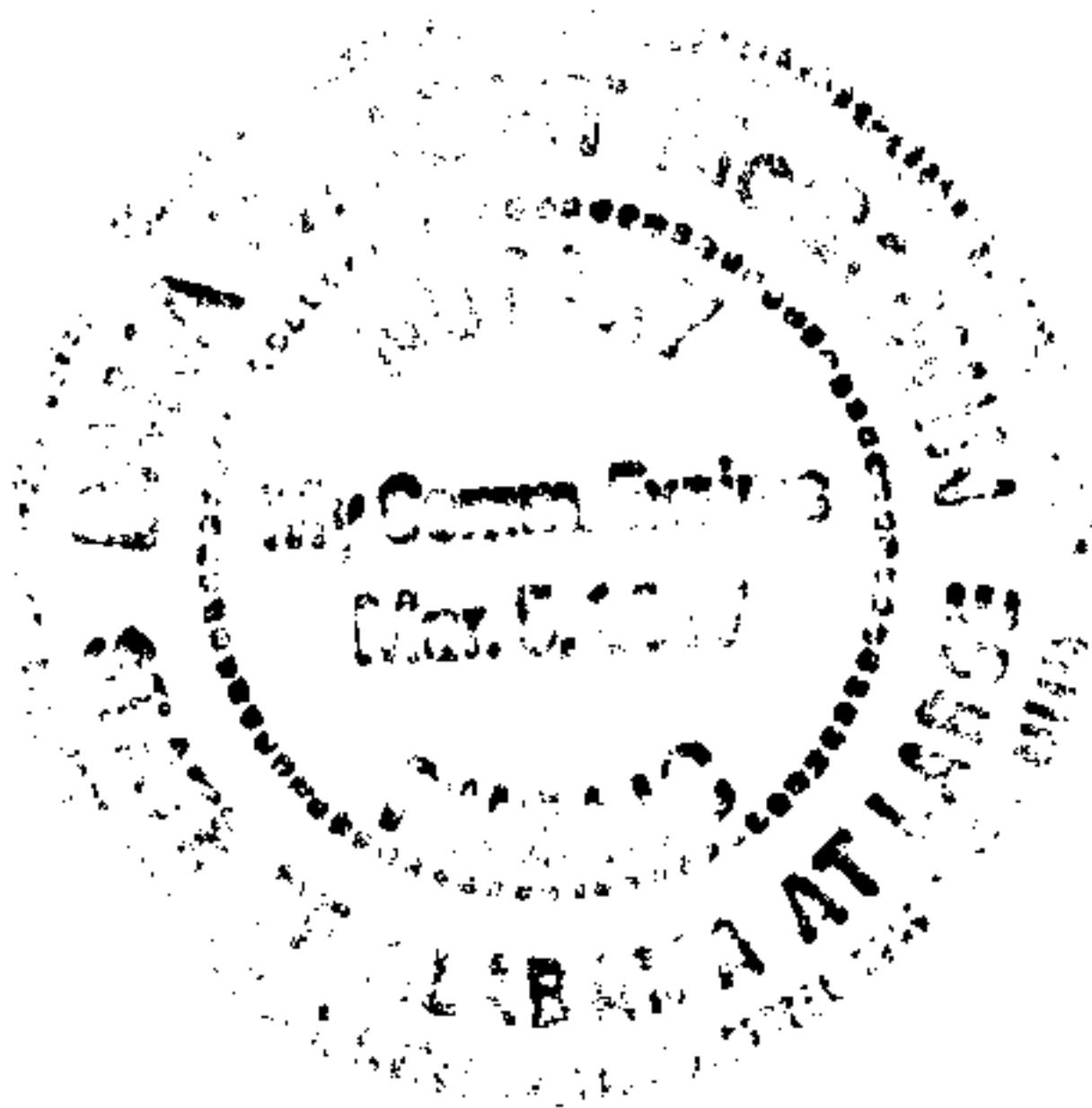


EXHIBIT "A"
Legal Description

A parcel of land situated in the SE 1/4 of the NW 1/4 of Section 21, Township 22 South, Range 3 West, Shelby County, Alabama, more particularly described as follows:

Beginning at the point of intersection of the Northwest line of Nabors Street in the City of Montevallo, Alabama, with the Northeast line of Moody Street, as shown by map of Lyman's Addition to Montevallo, if said Nabors Street was extended in a Northeasterly direction to the Montevallo and Ashville Public Road, and run thence Northeasterly along the Northwest side of Nabors Street 350 feet to the POINT OF BEGINNING of the lot herein described; thence continue Northeast along said Nabors Street 100 feet; thence Northwest and perpendicular to Nabors Street 150 feet; thence Southwest and parallel with Nabors Street 100 feet; thence Southeast and perpendicular to Nabors Street 150 feet to the point of beginning.



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