

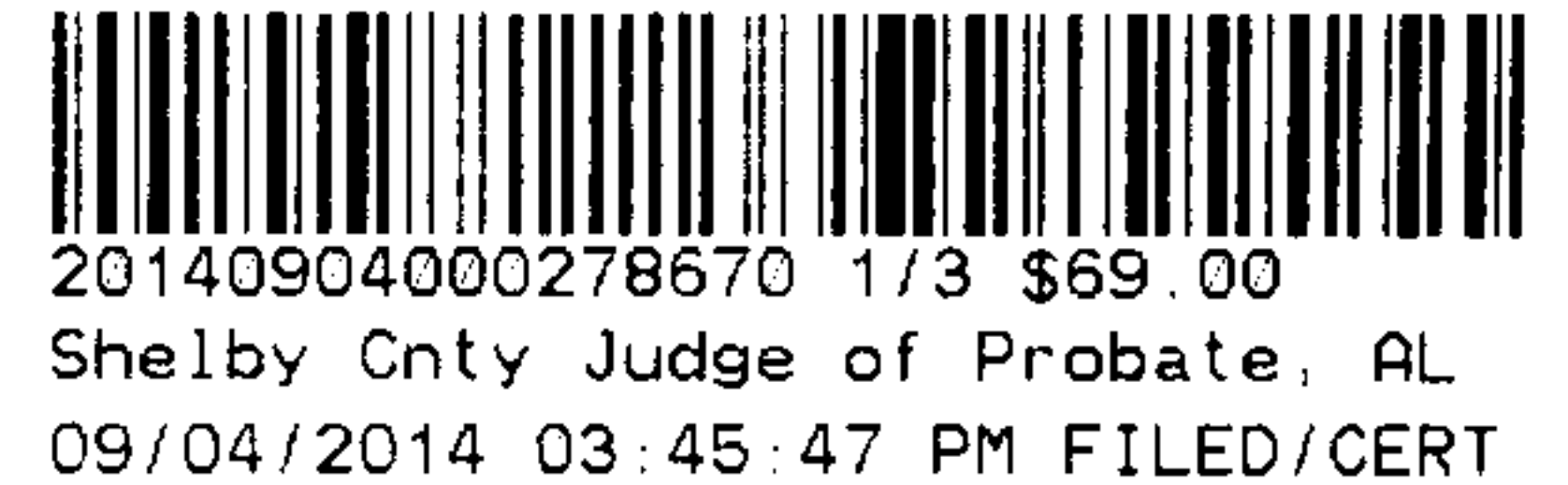
14-1010

Send tax notice to: Alan Behling, 166 Goel Rd., Birmingham Al. 35244

This instrument was prepared by: Marcus L. Hunt, 2803 Greystone Commercial Blvd.,
Birmingham, Al. 35242

WARRANTY DEED JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

State of Alabama
County of Shelby



KNOW ALL MEN BY THESE PRESENTS:

That in consideration of **Two hundred forty-three thousand and no/100 (\$243,000.00) Dollars 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

Charles Jeffrey Robinson, Sr. And his wife Lisa A. Robinson, whose mailing address is:

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto

Alan Behling and Lindy Behling, whose mailing address is: 166 Goel Rd., Birmingham, Al. 35244

(herein referred to as grantees) as joint tenants with right of survivorship, , the following described real property situated in Shelby County, Alabama, the address of which is: 166 Goel Rd., Birmingham Al. 35244 to-wit:

See attached Exhibit A for legal description incorporated herein for all purposes.

Subject to: All easements, restrictions and rights of way of record.

\$194,400.00 of the above mentioned purchase price was paid for from a mortgage loan which was 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 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 we have hereunto set our hands(s) and seal(s) this **28th** day of **AUGUST** 2014.

Charles Jeffrey Robinson, Sr. (SEAL)
CHARLES JEFFREY ROBINSON, SR.

Lisa A. Robinson (SEAL)
LISA A. ROBINSON

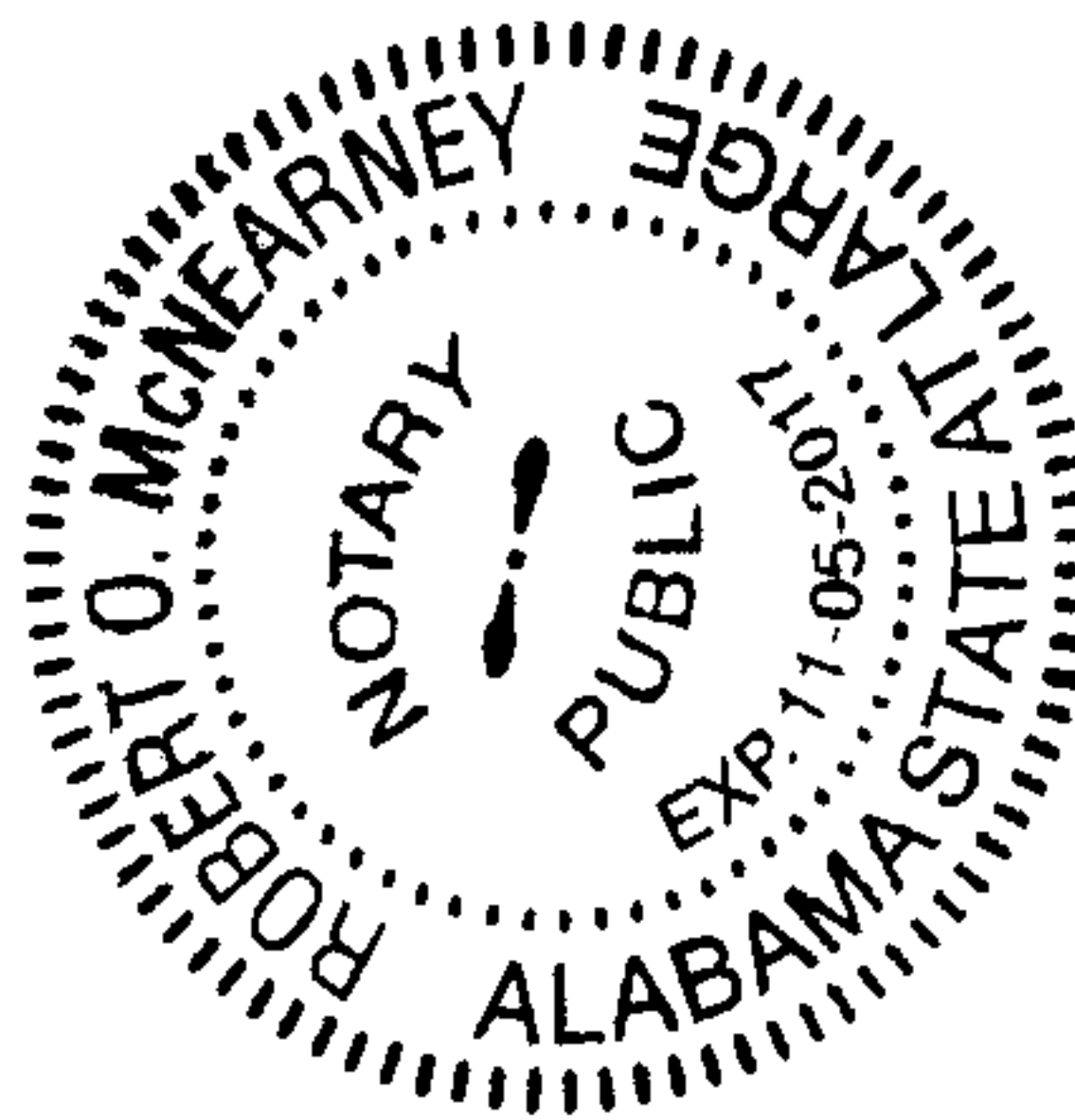
State of ALABAMA
County of SHELBY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Charles Jeffrey Robinson, Sr. And his wife Lisa A. Robinson 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 have executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 28th day of August, 2014.

My commission expires: 11/5/17

Robert O. McNearney
NOTARY PUBLIC



20140904000278670 2/3 \$69.00
Shelby Cnty Judge of Probate, AL
09/04/2014 03:45:47 PM FILED/CERT

EXHIBIT "A" LEGAL DESCRIPTION

Lot 1, according to the Survey of Haven Ridge Estates (Amaro Subdivision), as recorded in Map Book 14, Page 109, in the Office of the Judge of Probate Shelby County, Alabama, less and except that portion of lot 1 that is situated within lot 2 of the same subdivision.

Less and except that portion of Lot 1 that is situated within Lot 2 of the same subdivision as shown by that certain survey prepared by Robert C. Farmer dated November 29, 1992, the effect of the Farmer survey means that the length of the Southern boundary is equal to 119.50' rather than 125' and the length of the Northern boundary is equal to 119.10' rather than 125' as shown by the recorded map.


20140904000278670 3/3 \$69.00
Shelby Cnty Judge of Probate, AL
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