

1278

This instrument was prepared by

(Name) John E. Medaris, Attorney at Law

(Address) P. O. Box 766, Alabaster, Alabama 35007

Form 1-1-6 Rev. 1-66

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR-LAWYERS TITLE INSURANCE CORPORATION, Birmingham, Alabama

STATE OF ALABAMA

SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS.

That in consideration of Seven Thousand Nine Hundred and No/100 (\$7,900.00)---DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,

Bettye Cain Garzarek Zamiatala and husband, Marvin Zamiatala  
(herein referred to as grantors) do grant, bargain, sell and convey unto

Charles Stephen Garzarek and wife, Paula Garzarek

(herein referred to as GRANTEES) for and during their joint lives and upon the death of either of them, then to the survivor  
of them in fee simple, together with every contingent remainder and right of reversion, the following described real estate situated  
in Shelby County, Alabama to-wit:

Lot 24, Block 1 according to the Survey of Green Valley, Third Sector,  
as recorded in Map Book 6, Page 113, in the Office of the Judge of Probate  
of Shelby County, Alabama.

Subject to:

1. Ad valorem taxes for the current year.
2. Easements and building line as shown on recorded map.
3. Mineral and mining rights.
4. Right of way to Ala. Power Co. recorded in Deed Book 126, page 175;  
Deed Book 131, page 320 and Deed Book 285, page 820.

\*\*Six Thousand and No/100 Dollars (\$6,000.00) of the purchase price  
recited herein was paid from a mortgage loan closed simultaneously  
herewith.

GRANTORS ADDRESS: P. O. Box 215, Vance, Alabama 35490

GRANTEES ADDRESS: 4229 Court K, Birmingham, AL 35208

TO HAVE AND TO HOLD to the said GRANTEES for and during their joint lives and upon the death of either of them,  
then to the survivor of them in fee simple, and to the heirs and assigns of such survivor forever, together with every contingent  
remainder and right of reversion.

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 hand(s) and seal(s), this 24th  
day of June, 1983.

WITNESS:

STATE OF ALABAMA, SHELBY CO. (Seal)

(Seal)

1983 JUN 29 AM 9:34 (Seal)

STATE OF ALABAMA  
SHELBY COUNTY

Bettye Cain Garzarek Zamiatala (Seal)

BETTYE CAIN GARZAREK ZAMIATALA

Marvin Zamiatala (Seal)

MARVIN ZAMIATALA

(Seal)

Judge of Probate  
Deed Tax 2.00  
Rec 1.50  
Ind 1.00  
4.50 General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State,  
hereby certify that Bettye Cain Garzarek Zamiatala and husband Marvin Zamiatala  
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 official seal this 24th day of June, A. D., 1983.

Catherine L. Karr

Notary Public.