

This instrument was prepared by

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Birmingham, Alabama 35244

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WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

STATE OF ALABAMA
SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of ONE HUNDRED FORTY THREE THOUSAND & NO/100— (\$143,000.00) DOLLARS to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we, Robert M. Rawlins and Rose Ann Rawlins and Lena Elizabeth Marino, single individuals (herein referred to as grantors), do grant, bargain, sell and convey unto Larry L. Cremer and wife, Marsha E. Cremer (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 and right of reversion, the following described real estate, situated in Shelby County, Alabama, to-wit:

Lot 20, according to the Map and Survey of Valleybrook Subdivision, Phase I as recorded in Map Book 10, Page 56, in the Probate Office of Shelby County Alabama. Mineral and mining rights excepted.

Subject to existing easements, restrictions, set-back lines, rights of way, limitations, if any, of record.

\$60,000.00 of the above-recited purchase price was paid from a mortgage loan closed simultaneously herewith.

GRANTEES' ADDRESS: 5148 Valley Brook Circle Birmingham, Alabama 35242

Lena Elizabeth Marino is one and the same as Lena Marino.

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.

BOOK 352 PAGE 237
And I (we) do, for myself (ourselves) and for my (our) heirs, executors and administrators, covenant with 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 stated 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 and seals, this 1st day of July, 1991.

*Lena Elizabeth Marino by
Rose Ann Rawlins* (SEAL)

Lena Elizabeth Marino, by & through her Attorney-In-Fact, Rose Ann Rawlins

Robert M. Rawlins (SEAL)
Robert M. Rawlins

Rose Ann Rawlins (SEAL)
Rose Ann Rawlins

SEE NOTARY ACKNOWLEDGMENTS- ON BACK.

STATE OF ALABAMA

SHELBY COUNTY

General Acknowledgment

I, the undersigned, do hereby certify that the foregoing instrument was acknowledged before me on this day of July, 1991, by Robert M. Rawlins and Rose Ann Rawlins and Lena Elizabeth Marino, single individuals, who are known to me to be the persons whose names are subscribed to the foregoing instrument, and that they are duly qualified to execute the same, and that they executed the same voluntarily and without any fraud, duress, or coercion, and that they are fully aware of the contents and legal effect of the same.

Notary Public for the State of Alabama

Notary Public

State of Alabama) County of Shelby)

I, the undersigned, hereby certify that Robert M. Rawlins and Rose Ann Rawlins, single individuals, 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 THIS 27th day of June, 1991.

RICHARD D. MINK
MY COMMISSION EXPIRES
10/23/93

Richard D. Mink
Notary Public

STATE OF ALABAMA) COUNTY OF SHELBY)

I, the undersigned, a Notary Public, in and for said County in said State, hereby certify that Rose Ann Rawlins, whose name as Attorney in Fact for Lena Elizabeth Marino, 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, she, in her capacity as such Attorney in Fact, executed the same voluntarily on the day the same bears date.

GIVEN UNDER MY HAND THIS THE 27th DAY OF June, 1991.

RICHARD D. MINK
MY COMMISSION EXPIRES
10/23/93

Richard D. Mink
Notary Public

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STATE OF ALABAMA
I CERTIFY THIS
INSTRUMENT WAS FILED

91 JUL -9 AM 7:59

Richard D. Mink
JUDGE OF PROBATE

1. Deed Tax	83.00
2. Mig Tax	
3. Advertising Fee	5.00
4. Issuing Fee	7.00
5. No Tax Fee	
6. Certified Fee	1.00
Total	96.00