

This instrument was prepared by

Send Tax Notice To: SAMMY F. BARMER
name 1997 Yancey Drive
Bessemer, Alabama 35023
address

(Name) HOLLIMAN, SHOCKLEY & KELLY
3821 Lorna Road, Suite 110
(Address) Riverchase, Alabama 35244

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP LAND TITLE COMPANY OF ALABAMA

STATE OF ALABAMA

JEFFERSON COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One Hundred Nine Thousand and NO/100----- DOLLARS

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

FRANK P. LARUSSA and wife, MARY CHRISTINE LARUSSA

(herein referred to as grantors) do grant, bargain, sell and convey unto

SAMMY F. BARMER and ROBBIE P. BARMER

(herein referred to as GRANTEES) as joint tenants with right of survivorship, the following described real estate situated in _____

Shelby

County, Alabama to-wit:

Begin at the NW corner of the SW 1/4 of the NW 1/4 of Section 7, Township 20 South, Range 3 West, thence run Easterly along the North line of said 1/4 1/4 for a distance of 84.84' (84.67' deed); thence turn an angle to the right of 48 degrees 15' 00" for a distance of 123.36'; thence turn an angle to the right of 94 degrees 01' 22" for a distance of 179.98'; thence turn an angle to the right of 86 degrees 02' 08" for a distance of 30.92'; thence turn an angle to the right of 40 degrees 27' 00" for a distance of 179.16' to the point of beginning.

SUBJECT TO:

1. Taxes for the year 1993 and subsequent years.
2. Easements, restrictions, reservations, rights-of-way, limitations, covenants and conditions of record, if any.

\$98,100.00 of the purchase price recited above ~~was paid~~ paid ~~1992-29092~~ 1992-29092 mortgage loan closed simultaneously herewith.

12/04/1992-29092
02:39 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE

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, we have hereunto set our hand(s) and seal(s), this 30th day of November, 19 92.

WITNESS:

(Seal)

(Seal)

(Seal)

Frank P. Larussa
FRANK P. LARUSSA (Seal)

Mary Christine Larussa
MARY CHRISTINE LARUSSA (Seal)

STATE OF ALABAMA

General Acknowledgment

JEFFERSON COUNTY

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that FRANK P. LARUSSA and MARY CHRISTINE LARUSSA whose name s 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 30th day of November A. D., 19 92

My Commission Expires: 8-27-94
[Signature]
Notary Public.