

This instrument was prepared by:
Jim Keyes
Ausman, Keyes & Keyes, P.C.
720 North 18th Street
Bessemer, AL 35020

Send Tax Notice to:
Joseph J. Giambrone &
Carolyn F. Giambrone
349 Grande View Trail
Maylene, AL 35114

WARRANTY DEED

STATE OF ALABAMA
SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Ten and no/100 (\$10.00) Dollars and other good and valuable consideration to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, we, Joseph J. Giambrone and wife, Carolyn F. Giambrone, (herein referred to as grantor, whether one or more), grants, bargains, sells and conveys unto Joseph J. Giambrone and wife, Carolyn F. Giambrone, (herein referred to as grantee, whether one or more), the following described real estate, situated in Shelby County, Alabama, to-wit:

Lot 427, according to the Survey of Grande View Estates, Fivianpour Addition to Alabaster, 4th Addition, as recorded in Map Book 21, Page 100 A & B, in the Probate Office of Shelby County, Alabama.
Minerals and mining rights excepted.

Subject to: (1) Taxes for year 2006 and subsequent years; (2) Easements, restrictions, reservations, rights-of-way, limitations, covenants and conditions of record, if any; (3) Mineral and mining rights, if any.

Shelby County, AL 06/07/2007
State of Alabama

Deed Tax: \$353.00

TO HAVE AND TO HOLD to the said grantees, their heirs and assigns forever.

And we do for ourselves and for our heirs, executors, and administrators covenant with the said Grantees, their heirs and assigns, that we are lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that we have a good right to sell and convey the same as aforesaid; that we will and 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 13th day of December, 2006.

Joseph J. Giambrone (Seal)
JOSEPH J. GIAMBRONE
Carolyn F. Giambrone (Seal)
CAROLYN F. GIAMBRONE

STATE OF ALABAMA
JEFFERSON COUNTY

I, Cathy D. McLean, a Notary Public in and for said County, in said State, hereby certify that Joseph J. Giambrone and wife, Carolyn F. Giambrone, 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 13th day of December, 2006.

Cathy D. McLean
NOTARY PUBLIC
My commission expires: 7-30-09