

This instrument was prepared by

(Name) Bruce L. Gordon

(Address) 15th Floor City Nat'l Bank Bldg. Birmingham, Alabama

Form 1-1-5 Rev. 1-68

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 Fourteen Thousand Five Hundred and 00/100 DOLLARS (\$14,500.00).

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

Pete Anastasia and wife, Sylvia Anastasia

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

Samuel Saiia and wife, Frances Saiia

(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 7, in Block 6, in Indian Springs Ranch, being a subdivision of a part of the $N\frac{1}{2}$ of $SE\frac{1}{4}$ and the $SE\frac{1}{4}$ of $SE\frac{1}{4}$ of Section 29, a part of the $SW\frac{1}{4}$ of $SW\frac{1}{4}$ of Section 28, a part of the $E\frac{1}{2}$ of $NE\frac{1}{4}$ of Section 32 and a part of the $W\frac{1}{2}$ of $NW\frac{1}{4}$ of Section 33, All in Township 19 South, Range 2 West, situated in Shelby County, Alabama, according to the plat thereof prepared by A. A. Winters, Registered Surveyor and recorded in the Office of Judge of Probate of Shelby County, Alabama, on September 26, 1958, in Map Record 4, page 29.

Taxes for year 1969 and subsequent years.

Restrictive covenants and conditions filed for record September 25, 1958 and recorded in Deed Book 195, page 467 in Probate Office; and Amended on 2/26/63 and recorded in Deed Book 224, page 436.

Building setback lines as shown by recorded subdivision map.

Transmission line permits to Alabama Power Company recorded in Deed Book 176 page 71, 73, 75 and in Deed Book 198 page 491 in Probate Office.

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 9/20/69 day of September, 1969

WITNESS:
STAFF OF ALABAMA
DEEDS & RECORDS
INSPECTION
DEED TAX 14.50
REC. BOOK 224 PAGE 436
UCC FILE NUMBER
REC. BOOK 176 PAGE 71, 73, 75
JUDGE OF PROBATE
(Seal)
(Seal)
(Seal)

Pete Anastasia (Seal)
Sylvia Anastasia (Seal)
(Seal)

504
STATE OF ALABAMA
Shelby COUNTY

General Acknowledgment

259
PAGE
BOOK
I, Jerry B. Wooten, a Notary Public in and for said County, in said State, hereby certify that Pete Anastasia and wife Sylvia Anastasia whose name 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 20th day of September, A. D., 1969

Jerry B. Wooten
Notary Public.