

This instrument was prepared by

(Name) Anthony L. Cicio

(Address) 1316-2121 Building

Form 1-1-5 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 TWO THOUSAND (\$2,000.00)-----DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,  
Phillip B. Maple and wife, Mary V. Maple

(herein referred to as grantors) do grant, bargain, sell and convey unto Frank Rosato and wife, Frances M. Rosato

(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:

Parcel B-4 more particularly described as follows:

Commence at the Southwest corner of the Northwest Quarter of the Southeast Quarter of Section 21, Township 19 South, Range 2 West, Shelby County, Alabama; thence run in an Easterly direction along the South line of said quarter-quarter section a distance of 531 feet; thence turn an angle to the left of 92 degrees 37 minutes 36 seconds and run in a Northerly direction a distance of 775.49 feet to the point of beginning; from point of beginning thus obtained thence continue along the last described course for a distance of 175.19 feet; thence turn an angle to the left of 92 degrees 38 minutes 40 seconds and run in a Westerly direction for a distance of 286.78 feet to a point in the center line of a paved road; thence turn an angle of 90 degrees to the left and run in a Southerly direction along the center line of a paved road for a distance of 175 feet; thence turn an angle of 90 degrees to the left and in a Easterly direction for a distance of 278.70 feet to the point of beginning. Said tract containing 1.1359 acres.

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 ~~X~~ (we) do for ~~ourselves~~ (ourselves) and for ~~our~~ (our) heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that ~~XXX~~ (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that ~~X~~ (we) have a good right to sell and convey the same as aforesaid; that ~~X~~ (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 30<sup>th</sup> day of October, 1969.

WITNESS:

(Seal)

(Seal)

(Seal)

Phillip B. Maple

Mary V. Maple

STATE OF ALABAMA

Jefferson COUNTY

General Acknowledgment

Mary Katherine Chatham, a Notary Public in and for said County, in said State, hereby certify that Phillip B. Maple and wife, Mary V. Maple, whose names are signed to the foregoing conveyance, and who are known to me, acknowledged before me 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 30<sup>th</sup> day of October, A. D., 1969.

Mary Katherine Chatham  
Notary Public.