

This instrument was prepared by

841

(Name) John N. Ferree, Jr., Attorney at Law

(Address) P. O. Box 1007, Alabaster, Al 35007

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 TWENTY THOUSAND, FIVE HUNDRED, FIFTY-NINE and no/100--DOLLARS and the assumption of the below-listed mortgage

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we, Anthony G. Becnel & wife, Anna V. Becnel

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

Daniel M. Paladino & wife, Marilyn A. Paladino

(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 3, according to the Survey of Scottsdale - First Addition, as recorded in Map Book 7, Page 14, in the Office of the Judge of Probate of Shelby County, Alabama. Situated in Shelby County, Alabama.



19791127000153390 1/1 \$.00
Shelby Cnty Judge of Probate, AL
11/27/1979 12:00:00AM FILED/CERT

The Grantees herein agree to assume that certain mortgage to Collateral Investment Company, dated May 12, 1978, recorded in Mortgage Book 378, Page 07, which was assigned to Morgan Guaranty Trust Company of New York, as Trustee under Declaration of Trust dated December 9, 1960, for the Commingled Pension Trust Fund (Fixed Income Direct Placement-Mortgage-Real Property), in Misc. Book 26, Page 188, in the Probate Office of Shelby County, Alabama.

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 ~~we~~ do for ~~ourselves~~ (ourselves) and for ~~our~~ (our) heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that ~~we~~ (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that ~~we~~ (we) have a good right to sell and convey the same as aforesaid; that ~~we~~ (we) will and ~~our~~ (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 21st day of November, 1979.

WITNESS:

(Seal)

NOV 27 AM 9 12

(Seal)

(Seal)

Anthony G. Becnel

(Seal)

Anthony G. Becnel

Anna V. Becnel

(Seal)

(Seal)

STATE OF ALABAMA

SHELBY

COUNTY

Deed 21.00
Rec. 1.50
Incl. 1.00
23.50

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Anthony G. Becnel & wife, Anna V. Becnel, 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 21st day of November, A. D., 1979.

John N. Ferree, Jr.

Attorney at Law

P. O. Box 1007

Alabaster 35007

Hellie H. Austin

Notary Public.