

Send tax notice to: Robert James Sciacca
2137 Partridge Berry Road B'ham, AL 35244

This instrument was prepared by

(Name) Richard Codwin, Attorney at Law

(Address) 437 Huffman Road Birmingham, AL 35215



19800619000067170 Pg 1/1 .00
Shelby Cnty Judge of Probate, AL
06/19/1980 00:00:00 FILED/CERTIFIED

CORPORATION FORM WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

LAND TITLE COMPANY OF ALABAMA, Birmingham, Alabama

STATE OF ALABAMA
COUNTY OF Shelby

} KNOW ALL MEN BY THESE PRESENTS,

That in consideration of ONE HUNDRED EIGHT THOUSAND AND NO/100-----(\$108,000.00)--DOLLARS

to the undersigned grantor, Johnson-Rast & Hays Company a corporation,
(herein referred to as GRANTOR), in hand paid by the GRANTEES herein, the receipt of which is hereby acknowledged, the
said GRANTOR does by these presents, grant, bargain, sell and convey unto

Robert James Sciacca and wife Roseann A. Sciacca

(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 26, according to the Third Addition to Riverchase West, as recorded in Map Book 7,
Page 139, in the Probate Office of Shelby County, Alabama.

Subject to easements and restrictions of record, if any, and to ad valorem taxes for
the current year.

\$100,000.00 of the above recited purchase price was paid from the mortgage loan
closed simultaneously herewith delivery of this deed.

BOOK 327 PAGE 64

STATE OF ALABAMA
JUNE 19 1980

1980 JUN 19 AM 8:44

Rec'd 8.00
Rec. 150
Ind. 100
10.50
Secnty. 403-353

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 con-
tingent remainder and right of reversion. And said GRANTOR does for itself, its successors and assigns, covenant with said
GRANTEES, their heirs and assigns, that is lawfully seized in fee simple of said premises, that they are free from all encum-
brances,

that it has a good right to sell and convey the same as aforesaid, and that it will and its successors and assigns shall, warrant
and defend the same to the said GRANTEES, their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR, by its President, Robert E. Reed
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 16th day of June 19 80

ATTEST:

By Robert E. Reed President

STATE OF Alabama
COUNTY OF Jefferson

I, the undersigned a Notary Public in and for said County in said
State, hereby certify that Robert E. Reed
whose name as President of Johnson-Rast & Hays Company
a corporation, is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day that, being
informed of the contents of the conveyance, he, as such officer and with full authority, executed the same voluntarily for and as
the act of said corporation,

Given under my hand and official seal, this the 16th day of June

Jerry Ann Buchanan
Notary Public

Johnson-Rast & Hays Co.