

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR ALABAMA TITLE CO., INC.

State of Alabama

SHELBY

COUNTY

Know All Men By These Presents,



19800904000098210 Pg 1/1 .00
Shelby Cnty Judge of Probate, AL
09/04/1980 00:00:00 FILED/CERTIFIED

That in consideration of Four Thousand and no/100 Equity

DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged we,
Richard A. Colafrancesco and wife, Diane W. Colafrancesco

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

Richard A. Colafrancesco and wife Diane W. Colafrancesco

(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:

North one-half of the Northwest Quarter of the Northwest Quarter of the Southwest Quarter of Section 6, Township 19 South, Range 1 West. Mineral and mining rights excepted. Situated in Shelby County, Alabama.

Subject to: The lien of all taxes for the year 1980 and thereafter.

Easements and restrictions of record

Mortgage from Richard A. Colafrancesco and wife Diane W. Colafrancesco to W. Frank Vawter, R. Nelson Nash and N. Lamar Phillips said mortgage bearing even date with this deed.

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1980 SEP -4 AM 9:56

Deed 4.00
Rec. 1.50
Ind. 1.00
6.50

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 (we) are lawfully seized in fee simple of said premises; that they are free from all encumbrances:

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 and seal S, this 28th day of August, 1980

WITNESS:

Richard A. Colafrancesco
Diane W. Colafrancesco

State of Alabama

Jefferson

COUNTY

General Acknowledgement

I, James F. Burford, III, a Notary Public in and for said County, in said State, hereby certify that Richard A. Colafrancesco & wife, Diane W. Colafrancesco, 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 have executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 28th day of August