

This instrument was prepared by

(Name) Anthony L. Cicio CICIO & NOLEN

(Address) 2153 14th Avenue South, Birmingham, Alabama 35205

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 \$5.00 and other good and valuable consideration-----DOLLARS

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

Charles M. Bordenca and wife Marie Bordenca

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

Charles M. Bordenca and Marie Bordenca

(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:

Lots 15 and 16 in Block 1, according to map entitled Nickerson-Scott Survey, as shown by map recorded in Map Book 3, Page 34 in the Probate Office of Shelby County, Alabama.

SUBJECT TO:

1. Current taxes due in the year 1983.
2. Mortgage to First National Bank of Birmingham recorded in Mortgage Volume 429, Page 209, in the Probate Office of Shelby County, Alabama.

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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 ~~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 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 2 day of May, 1983

WITNESS:

STATE OF ALA. SHELBY CO.  
I CERTIFY THIS INSTRUMENT WAS FILED  
1983 MAY -4 AM 10:28

Judge of Probate

Deed tax .50

Rec 1.50

(Seal) 1.00

(Seal) 3.00

CHARLES M. BORDENCA

MARIE BORDENCA

Marie Bordenca

STATE OF ALABAMA }  
SHELBY COUNTY }

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Charles M. Bordenca and wife, Marie Bordenca 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 2 day of May, A. D., 1983

Notary Public