

This form furnished by:

Cahaba Title, Inc. 988-5600

1692

This instrument was prepared by:

(Name) Courtney H. Mason, Jr.

(Address) 2032 Valleydale Road
Birmingham, Alabama 35244

Send Tax Notice to:

(Name) John A. & Mary T. Mardick

(Address) 5343 Woodford Drive
Birmingham, Alabama 35243

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

STATE OF ALABAMA

SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of TWO HUNDRED EIGHTEEN THOUSAND NINE HUNDRED AND NO/100THS----- DOLLARS
(\$218,900.00)-----

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,
James A. Sparacio and Nancy C. Sparacio, formerly husband and wife, now both single
(herein referred to as grantors) do grant, bargain, sell and convey unto

John A. Mardick and wife, Mary T. Mardick
(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 16, in Block 8, according to the Plat of Woodford, a subdivision of Inverness, as
recorded in Map Book 8, Page 51 A, B, C & D, in the Office of the Judge of Probate
of Shelby County, Alabama; being situated in Shelby County, Alabama. Mineral and
mining rights excepted.

Subject to existing easements, restrictions, set-back lines, rights of way,
limitations, if any, of record.

1. Deed Tax \$
2. Mtg. Tax _____
3. Recording Fee _____
4. Indexing Fee _____

TOTAL

GRANTEES' ADDRESS: 5343 Woodford Drive, Birmingham, Alabama 35243

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 for 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 am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances,
unless otherwise noted above; 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 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 15th
day of June, 19 87

WITNESS STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED

1987 JUN 19 AM 11:38

Judge of Probate

James A. Sparacio (Seal)
Nancy C. Sparacio (Seal)

STATE OF ALABAMA

SHELBY

COUNTY

General Acknowledgment

I, the undersigned, a Notary Public and for said County, in said State,
hereby certify that Nancy C. Sparacio, an unmarried woman
whose name 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 she executed the same voluntarily
on the day the same bears date.

Given under my hand and official seal this 3rd day of June, A.D., 19 87

STATE OF ALABAMA)
COUNTY OF SHELBY)

I, the undersigned, in and for said County in said State, hereby certify that James A. Sparacio, an unmarried man whose name is signed to the foregoing conveyance and who is known to me on this day that, being informed of the contents of the conveyance, he executed the same voluntarily on the day the same bears date.

GIVEN UNDER MY HAND AND OFFICIAL SEAL THIS 15th DAY OF JUNE, 1987.


Notary Public

My Commission Expires: 3/10/91

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED

1987 JUN 19 AM 11:38

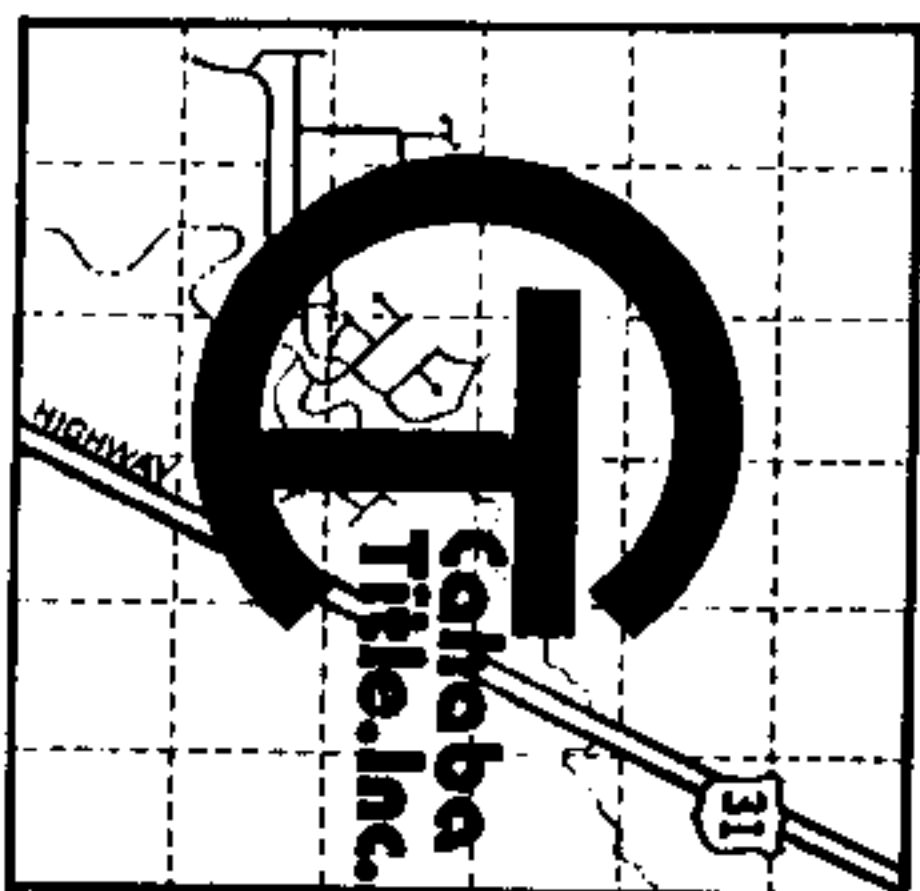

JUDGE OF PROBATE

1. Deed Tax \$ 219.00
2. Mtg. Tax
3. Recording Fee 5.00
4. Indexing Fee 1.00
TOTAL 225.00

Return to:

TO

WARRANTY DEED
JOINTLY FOR LIFE WITH REMAINDER
TO SURVIVOR



Recording Fee \$

Deed Tax \$

This form furnished by

Cahaba Title, Inc.

2068 Valleydale Road
Birmingham, Alabama 35244
Phone (205) 988-5600
LOCATED IN RIVERCHASE