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SEND TAX NOTICE TO:

(Name) Joseph T. Rosso and James T. Rosso

(Address) _____

This instrument was prepared by

(Name) Gene W. Gray, Jr.
2100 16th Avenue South
(Address) Birmingham, Alabama 35205

Form TICOR 5400 1-84

CORPORATION FORM WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP - TICOR TITLE INSURANCE

STATE OF ALABAMA
COUNTY OF SHELBY

} KNOW ALL MEN BY THESE PRESENTS.

That in consideration of Forty-Nine Thousand Three Hundred and no/100 Dollars-----

to the undersigned grantor, Applegate Realty, Inc. 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

Joseph T. Rosso and James T. Rosso

(herein referred to as GRANTEES) as joint tenants, with right of survivorship, the following described real estate, situated in
Shelby County, Alabama.

See Exhibit "A" attached hereto and made a part hereof.

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All of the purchase price recited above was paid from a mortgage loan closed
simultaneously herewith.

TO HAVE AND TO HOLD Unto the said GRANTEES as joint tenants, with right of survivorship, their heirs and assigns, forever; it being
the intention of the parties to this conveyance, that (unless the joint tenancy hereby created is severed or terminated during the joint lives of
the grantees herein) in the event one grantee herein survives the other, the entire interest in fee simple shall pass to the surviving grantee,
and if one does not survive the other, then the heirs and assigns of the grantees herein shall take as tenants in common. 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 encumbrances, unless otherwise noted above, 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 Vice President, Gordon Robinson, III
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 9th day of July 19 87
APPLEGATE REALTY, INC.

ATTEST:

Secretary

By Gordon Robinson, III Its ~~XXXXXX~~
Vice President

STATE OF ALABAMA
COUNTY OF JEFFERSON }

I, Gene W. Gray, Jr.
State, hereby certify that Gordon Robinson, III
whose name as Vice President of Applegate Realty, Inc.
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.

a Notary Public in and for said County in said

Given under my hand and official seal, this the

9th

day of

July

19 87

Notary Public

EXHIBIT "A"

Lot 12, according to the Resurvey of Lots 1 through 64, 89 through 104, and A through C, of Applegate Manor, as recorded in Map Book 10 page 25 in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama; together with all rights, privileges, easements and appurtenant ownership interest in and to premises previously conveyed by Applegate Realty, Inc. to Applegate Townhouse Association, Inc. by deed recorded in Real 65 page 102 in the Probate Office of Shelby County, Alabama, and more fully defined in the Declaration of Covenants, Conditions, and Restrictions of Applegate Townhouse, recorded in Real 63 page 634 in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

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

Advalorem taxes for the year 1987 which are a lien, but not due and payable until October 1, 1987.

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

1987 JUL 15 AM 10:21

Thomas A. Snowden, Jr.
JUDGE OF PROBATE

1. Deed Tax	\$	—
2. Mtg. Tax		—
3. Recording Fee		5.00
4. Indexing Fee		1.00
TOTAL		6.00