

This form furnished by:

**Cahaba Title, Inc.**

Eastern Office  
(205) 833-1571

Riverchase Office  
(205) 988-5600

This instrument was prepared by:  
(Name) Courtney H. Mason, Jr.  
(Address) PO Box 360187  
Birmingham, Alabama 35236-0187

Send Tax Notice to:  
(Name) Dominic P. Perrotta  
(Address) 1501 Fairway View Drive  
Birmingham, Alabama 35244

**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 thirty five thousand and NO/100ths (\$235,000.00) DOLLARS to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we, W. Howard Caton and wife, Billie K. Caton

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

Dominic P. Perrotta and wife, Jonnie G. Perrotta

(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 56-A, according to the Survey of Riverchase Country Club, Seventh Addition, as recorded in Map Book 8, page 176, in the Probate Office of Shelby County, Alabama. Mineral and mining rights excepted.

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

\$176,250.00 of the above recited purchase price was paid from a mortgage loan closed simultaneously herewith.

BOOK 260 PAGE 906

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 18<sup>th</sup> day of September, 19 89.

WITNESS

\_\_\_\_\_  
(Seal)

W. Howard Caton  
W. Howard Caton (Seal)

\_\_\_\_\_  
(Seal)

Billie K. Caton  
Billie K. Caton (Seal)

Debra Lovell Roberson  
(Seal)

Billie K. Caton  
(Seal)

STATE OF ALABAMA

SHELBY COUNTY

} **General Acknowledgment**

NOTARY ON BACK

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Billie K. Caton, a married woman whose name s are 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 18<sup>th</sup> day of September, A.D. 19 89

My Commission Expires 7-30-90

Debra Lovell Roberson

State of Alabama )  
County of Shelby )

I, the undersigned, in and for said County in said State, hereby certify that W. Howard Caton, a married man, 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, he executed the same voluntarily on the day the same bears date.

GIVEN UNDER MY HAND AND OFFICIAL SEAL THIS THE 19TH DAY OF SEPTEMBER, 1989.

*[Signature]*  
Notary Public

My Commission Expires: 3/10/91

BOOK 092 PAGE 907

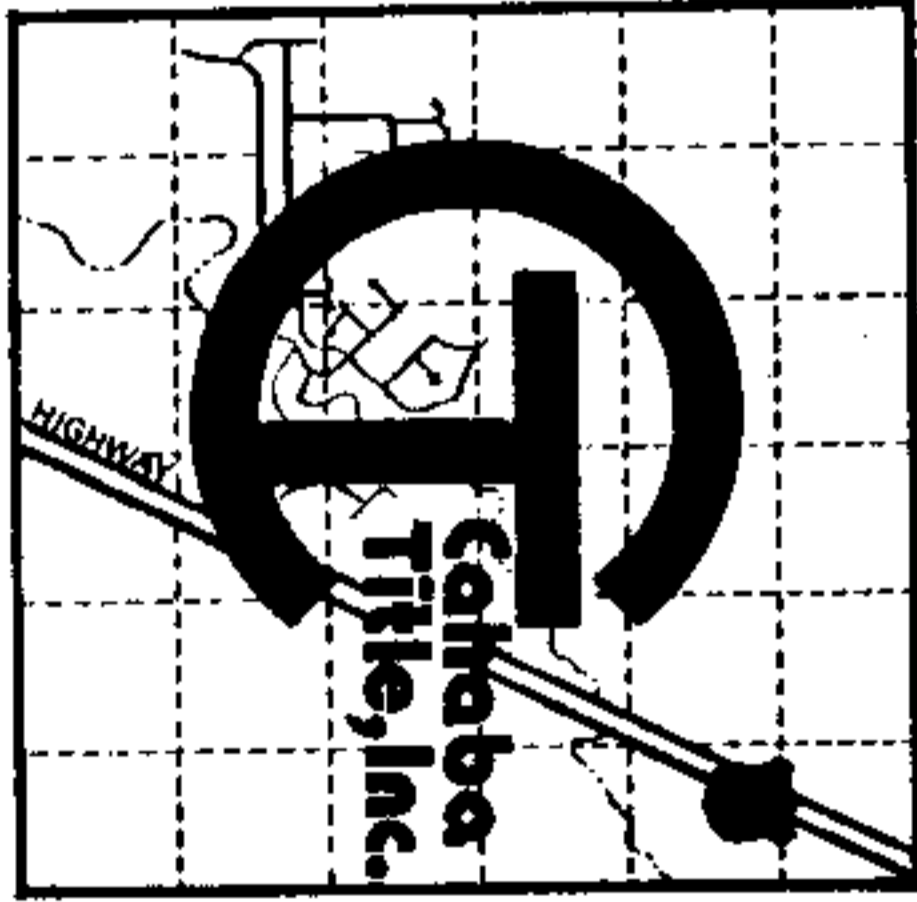
STATE OF ALA. SHELBY CO.  
I CERTIFY THIS INSTRUMENT WAS FILED  
89 OCT 11 AM 10:38  
*[Signature]*  
JUDGE OF PROBATE

1. Deed Tax -----	\$	<u>59.00</u>
2. Mtg. Tax -----	\$	<u>0.00</u>
3. Recording Fee -----	\$	<u>5.00</u>
4. Indexing Fee -----	\$	<u>2.00</u>
5. No Tax Fee -----	\$	<u>0.00</u>
6. Certified Stamp Fee --	\$	<u>1.00</u>
<b>Total -----</b>	<b>\$</b>	<b><u>68.00</u></b>

Return to:

TO

**WARRANTY DEED**  
JOINTLY FOR LIFE WITH REMAINDER  
TO SURVIVOR



Recording Fee \$

Deed Tax \$

This form furnished by

**Cahaba Title, Inc.**

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

EASTERN OFFICE  
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