

This instrument was prepared by

(Name) Larry L. Halcomb  
(Address) 3512 Old Montgomery Highway  
Homewood, Alabama 35209

172  
Send Tax Notice To:  
Anthony J. LaRussa  
4325 Heritage View Road  
Birmingham, Alabama 35243

CORPORATION FORM WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR  
LAND TITLE COMPANY OF ALABAMA, Birmingham, Alabama

STATE OF ALABAMA  
COUNTY OF SHELBY

} KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One hundred eighteen thousand nine hundred & No/100 (118,900.00)

to the undersigned grantor, Harbar Construction Company, Inc., a corporation,  
(herein referred to as GRANTOR), in hand paid by the GRANTEEES herein, the receipt of which is hereby acknowledged, the  
said GRANTOR does by these presents, grant, bargain, sell and convey unto

Anthony J. LaRussa & Jacqueline LaRussa

(herein referred to as GRANTEEES) 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 40, according to the survey of Heritage Oaks as recorded in Map Book 11, page 23  
A & B in the Probate Office of Shelby County, Alabama.

Subject to taxes for 1990.

Subject to restrictions, building line, rights-of-way, and restrictions regarding Alabama  
Power Company of record.

The grantor does not warrant title to minerals and mining rights.

\$95,100.00 of the purchase price was paid from the proceeds of a mortgage loan closed  
simultaneously herewith.

BOOK 285 PAGE 386  
1. Deed Tax ----- \$ 24.00  
2. Mtg. Tax ----- \$  
3. Recording Fee ----- \$ 3.50  
4. Indexing Fee ----- \$ 3.00  
5. No Tax Fee ----- \$  
6. Certified Fee ----- \$ 1.00  
Total ----- \$ 30.50

TO HAVE AND TO HOLD, To the said GRANTEEES 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 con-  
tingent remainder and right of reversion. And said GRANTOR does for itself, its successors and assigns, covenant with said  
GRANTEEES, their heirs and assigns, that is lawfully seized in fee simple of said premises, that they are free from all encum-  
brances,

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 GRANTEEES, their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR, by its President, B. J. Harris  
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 30th day of March 1990

ATTEST:

Harbar Construction Company, Inc.

By *B. J. Harris* President

STATE OF ALABAMA  
COUNTY OF JEFFERSON

STATE OF ALA. SHELBY CO.  
I CERTIFY THIS  
INSTRUMENT WAS FILED  
90 APR -3 AM 10:57

I, Larry L. Halcomb, a Notary Public in and for said County in said  
State, hereby certify that B. J. Harris  
whose name as President of Harbar Construction Company, 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,

Given under my hand and official seal, this the 30th day of March 19 90

*Larry L. Halcomb* Notary Public