

SEND TAX NOTICE TO:
JOSEPH ANTHONY MARINO
(Name) SHARON CIULLA MARINO

This instrument was prepared by

(Name) CORRETTI & NEWSOM, ATTORNEYS

(Address) 1804 7th Avenue North, Birmingham, Alabama 35203

(Address) 3129 Woodbridge Drive
Birmingham, Alabama 35242

Form 1-1-3 Rev. 5/82

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP - LAWYERS TITLE INSURANCE CORPORATION, Birmingham, Alabama

STATE OF ALABAMA

SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of ONE HUNDRED TWENTY-ONE THOUSAND AND NO/100 (\$121,000.00) DOLLARS

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

Boyd E. Jordan and wife, Jean M. Jordan

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

Joseph Anthony Marino and wife, Sharon Ciulla Marino

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

Shelby

County, Alabama to-wit:

Lot 28, according to the Survey of Meadow Brook, 4th Sector, as recorded in Map Book 7, Page 67, in the Office of the Judge of Probate of Shelby County, Alabama.

SUBJECT TO:

1. Ad valorem taxes for current year, 1990.
2. Building set back line and easements as shown by record plat.
3. Permit to Alabama Power Company in Deed Book 316, Page 374 and Deed Book 316, Page 369.
4. Permit to Alabama Power Company and South Central Bell Telephone Company in Deed Book 316, Page 394.
5. Restrictions, conditions and limitations in Misc. Book 25, Page 299.
6. Easements as to underground cables in Misc. Book 27, Page 890.
7. Agreements with Alabama Power Company in Misc. Book 27, Page 891.
8. Mineral and mining rights and all rights incident thereto, excepted in Deed Book 32, Page 48.

\$108,900.00 of the purchase price recited above was paid from the proceeds of a purchase money mortgage closed simultaneously with delivery of this deed.

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 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 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 13th

day of June, 19 90

WITNESS:

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

90 JUL -3 AM 8:50

(Seal)

(Seal)

(Seal)

STATE OF ALABAMA

JEFFERSON

COUNTY

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Boyd E. Jordan and wife, Jean M. Jordan whose name s 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 13th

day of

June

A. D., 19 90

1. Deed Tax	12.50
2. Notary Fee	2.50
3. Recording Fee	3.00
4.
5.
6. ...	1.00
Total	19.00