

This instrument was prepared by

Courtney Masón & Associates PC
100 Concourse Parkway Suite 350
Birmingham, Alabama 35244

1614

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

STATE OF ALABAMA
SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of NINETY FIVE THOUSAND THREE HUNDRED & NO/100—
(\$95,300.00) DOLLARS to the undersigned grantor or grantors in hand paid by the
GRANTEES herein, the receipt whereof is acknowledged, we, Benjamin Pilleteri and
wife, Martha Pilleteri (herein referred to as grantors), do grant, bargain, sell
and convey unto Clarence T. Schumaker and wife, Cynthia L. Schumaker (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 and right of reversion, the following described real
estate, situated in Shelby County, Alabama, to-wit:

Lot 88, according to the Survey of Dearing Downs, 1st Addition, as
recorded in Map Book 6 page 141, in the Probate Office of Shelby
County, Alabama; being situated in Shelby County, Alabama.

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

\$65,300.00 of the above-recited purchase price was paid from a mortgage loan
closed simultaneously herewith.

GRANTEES' ADDRESS: 1334 Whirlaway Circle Helena, Alabama 35080

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 of 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 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 stated 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 hands and seals, this 11th day of
September, 1991.

1. Deed Tax \$ 30.00
2. Mig. Tax \$
3. Recording Fee \$ 2.50
4. Indexing Fee \$ 3.00
5. No Tax Fee \$
6. Certified Fee \$ 1.00
Total \$ 36.50

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

91 SEP 23 PH 2:21

JUDGE OF PROBATE

Benjamin Pilleteri (SEAL)
Benjamin Pilleteri
Martha Pilleteri (SEAL)
Martha Pilleteri

STATE OF ALABAMA
SHELBY COUNTY COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby
certify that Benjamin Pilleteri and wife, Martha Pilleteri whose names 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 11th day of September A.D., 1991

RICHARD D. MINK
MY COMMISSION EXPIRES
10/23/93

Notary Public