

SEND TAX NOTICE TO:
HAROLD S. BLAUNSTEIN
564 Russet Bend Drive
Birmingham, AL. 35244

This instrument was prepared by

(Name) HOLLIMAN SHOCKLEY & KELLY ATTORNEYS

3821 Lorna Road, Suite 110

(Address) Birmingham, AL. 35244

Form 1-1-8 Rev. 1-88

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR—LAWYERS TITLE INSURANCE CORPORATION, Birmingham, Alabama

STATE OF ALABAMA }
SHELBY COUNTY }

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of ONE HUNDRED SEVENTEEN THOUSAND SEVEN HUNDRED FIFTY & DOLLARS
NO/100 (\$117,750.00)

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

MARK ANDREW RICH and wife, DIANE RICH
(herein referred to as grantors) do grant, bargain, sell and convey unto
HAROLD S. BLAUNSTEIN and wife, KAREN A. BLAUNSTEIN

(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 21, according to the Survey of Russet Bend, as recorded in
Map Book 11, Page 52, in the Probate Office of Shelby County,
Alabama.

SUBJECT TO: (1) Taxes for the year 1993 and subsequent years.
(2) Easements, restrictions, reservations, rights-of-way, limitations,
covenants and conditions of record, if any. (3) Mineral and mining
rights.

\$111,800.00 of the purchase price of the property described herein
has been paid by the proceeds of a first mortgage loan executed
and recorded simultaneously herewith.

Inst # 1992-22953

10/09/1992-22953
01:23 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 WCD 12.50

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 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 29th
day of September, 1992.

WITNESS:

.....(Seal)

.....(Seal)

.....(Seal)

✓ Mark Andrew Rich(Seal)
MARK ANDREW RICH

Diane Rich(Seal)
DIANE RICH

STATE OF ALABAMA }
JEFFERSON COUNTY }

General Acknowledgment

COMMISSION EXPIRES 8-29-94
STATE OF ALABAMA AT LARGE
NOTARY PUBLIC FOR

I, the undersigned authority, a Notary Public in and for the State,
hereby certify that MARK ANDREW RICH and wife, DIANE RICH
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 29th day of September, A. D., 1992

My Commission Expires: 8-29-94

.....
Notary Public.