

SEND TAX NOTICE TO:  
Darren G. Raspino  
4845 Keith Drive  
Birmingham, AL 35242

THIS INSTRUMENT PREPARED BY:  
Claude McCain Moncus, Esq.  
CORLEY, MONCUS & WARD, P.C.  
2100 SouthBridge Parkway  
Suite 650  
Birmingham, Alabama 35209  
(205) 879-5959

"This Instrument is being re-recorded to correct the spelling of the Grantee"

State of Alabama  
County of Shelby

Inst # 1992-25767

WARRANTY DEED

11/04/1992-25767  
02:37 PM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
002 RJS 10.00

KNOW ALL MEN BY THESE PRESENTS: That in consideration of One Hundred Eighteen Thousand and 00/100\*\*\*\*\*Dollars (\$ 118,000.00 ) to the undersigned Grantor or Grantors in hand paid by the Grantees herein, the receipt of which is hereby acknowledged, we, Ronald A. Mitchell and wife, Cynthia K. Mitchell, (herein referred to as Grantors) do grant, bargain, sell and convey unto

Darren G. Raspino and wife, Melissa H. Raspino (herein referred to as Grantees) as joint tenants, with right of survivorship, the following described real estate, situated in the State of Alabama, County of Shelby, to-wit:

Lot 13, Block 12, according to the Survey of Broken Bow South, as recorded in Map Book 11, Page 82, in the Probate Office of Shelby County, Alabama.;

Subject to existing easements, restrictions, set back lines, rights of ways, limitations, if any, of record, and Ad Valorem taxes for 1992, which said taxes are not due and payable until October 1, 1992.

\$ 112,100.00\*\*\*\*\* of the purchase price recited above was paid from a mortgage loan closed simultaneously herewith.

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 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 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.

Return To: *K.M.*  
Corley, Moncus & Ward, P.C.  
2100 SouthBridge Parkway  
Suite 650  
Birmingham, AL 35209

IN WITNESS WHEREOF, we have hereunto set our hands and seals, this 6 day of July, 1992.

Ronald A. Mitchell (Seal)  
Ronald A. Mitchell

Cynthia K. Mitchell (Seal)  
Cynthia K. Mitchell

1992-16368

State of Alabama

~~Walker~~  
Shelby County

I, the undersigned, a Notary Public, in and for said County, in said State, hereby certify that Ronald A. Mitchell and wife, Cynthia K. Mitchell, 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 foregoing, they executed the same voluntarily on the day the same bears date.

Given under my hand this the 6 day of July, 1992.

*Amy Wade*

Notary Public

My commission expires: 11-30-93

Inst # 1992-16368

08/07/1992-16368  
12:11 PM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
002 NCD 15.00

Inst # 1992-25767

11/04/1992-25767  
02:37 PM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
002 NJS 10.00