

**INSTRUMENT PREPARED BY:**

Kevin K. Hays, Attorney at Law, P.C.  
200 Canyon Park Drive  
Pelham, Alabama 35124

**SEND TAX NOTICES TO:**

Jason Sylestine  
29 April Lane  
Chelsea AL 35043

**WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR**

STATE OF ALABAMA           )  
COUNTY OF SHELBY        )

That in consideration of 126,500.00 to the undersigned  
Grantor, Greg K. Mularski and Tammy Joy Mularski, husband and wife, in hand paid by  
the Grantees herein, the receipt of which is hereby acknowledged, the said Grantor does by these presents,  
grant, bargain, sell and convey unto Jason Sylestine and Michelle Sylestine Husband and Wife  
(herein referred to as Grantees)  
as joint tenants with right of survivorship, the following described real estate, situated in  
Shelby County, Alabama, to-wit:

Commence at the Southeast Corner of Section 21, Township 19 South, Range 1 East,  
Shelby County, Alabama; thence run west along the south boundary line of said section  
21 for 2685.19 feet; thence turn an angle of 90 degrees 28 minutes 55 seconds to the  
right and run 48.92 feet to the north right of way line of Shelby County Highway No.  
280 for the point of beginning; thence continue along last said course for 232.62  
feet; thence turn an angle of 90 degrees 34 minutes 02 seconds to the right and run  
69.33 feet to the west right of way line of April Lane; thence turn an angle of 89  
degrees 16 minutes to the right and run along said west right of way line of April  
Lane for 232.63 feet to the north right of way line of Shelby County Highway No. 280;  
thence turn an angle of 90 degrees 44 minutes to the right and run 270.0 feet along  
the said north right of way line of Shelby County Highway No. 280 to the point of  
beginning. Situated in Shelby County, Alabama.

Subject to taxes for the year 1998 and subsequent years, easements, restrictions, reservations,  
rights-of-way, limitations, covenants and conditions of record, if any, and mineral and mining  
rights, if any.

\$101,200.00 of the purchase price is being paid by the proceeds of a first mortgage loan  
executed and recorded simultaneously herewith.

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 said GRANTOR  
does for itself, its successors and assigns, covenant with said GRANTEES, their heirs and assigns, that is  
lawfully seized in fee simple of said premises, that they are free from all encumbrances, 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 GRANTEES, their heirs, executors and assigns forever, against the lawful  
claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR, who is authorized to execute this conveyance,  
has hereto set its signature and seal, this the    day of April, 1998

By:

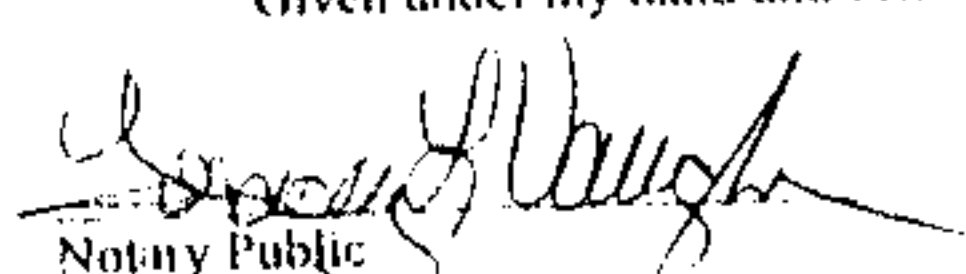
  
Grantor

  
Grantor

STATE OF ALABAMA           )  
COUNTY OF SHELBY        )

I, Tracey L. Vaughn a Notary Public in and for said County in said State, hereby certify that  
Greg K. Mularski and Tammy Joy Mularski, husband and wife  
whose name(s) is/are signed to the foregoing conveyance, and who is/are known to me, acknowledged  
before me on this day that, being informed of the contents of the conveyance, he/she, executed the same  
voluntarily on the day the same bears date.

Given under my hand and official seal, this 20 day of April, 1998

  
Notary Public

Commission Expires: 12/23/00

Inst # 1998-14411

Inst # 1998-14411  
04/22/1998  
09:52 AM  
CERTIFIED  
JUNE 11, 1998