

This instrument was prepared by:  
(Name) Jerry R. Hill  
(Address) Wilsonville, Al.

Send Tax Notice to:  
(Name) \_\_\_\_\_  
(Address) \_\_\_\_\_

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

STATE OF ALABAMA }  
SHELBY COUNTY } **KNOW ALL MEN BY THESE PRESENTS,**

That in consideration of Two Thousand and no/100----- DOLLARS  
to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt of which is hereby acknowledged, we,  
Phillip J. Lusco and wife, Virginia P. Lusco  
(herein referred to as grantors), do grant, bargain, sell and convey unto  
Jerry R. Hill and Janis M. Hill

(herein referred to as GRANTEES), as joint tenants, with right of survivorship, the following described real estate, situated in  
Shelby County, Alabama, to-wit:

Beginning at the Northwest corner of the SW 1/4 of NW 1/4, Section 33, Township 20 South, Range 2 East, and run thence South along the said forty line 420 feet; thence run East 205 feet; thence run North 420 feet to North boundary line; thence run West 205 feet along the North boundary line to point of beginning.

Also the right of ingress and egress on and over the roadway now existing, as set out in Deed Book 329 Page 758 in Probate Office.

Inst # 1998-50871  
12/21/1998-50871  
02:02 PM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
001 CRH 10.50

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 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 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 21<sup>st</sup> day of December, 1998.

WITNESS  
[Signature] (Seal)  
[Signature] (Seal)  
[Signature] (Seal)

[Signature] (Seal)  
Phillip J. Lusco  
[Signature] (Seal)  
Virginia P. Lusco  
\_\_\_\_\_  
(Seal)

STATE OF ALABAMA }  
Shelby County } **General Acknowledgment**

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Phillip J. Lusco and wife, Virginia P. Lusco, 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 21<sup>st</sup> day of December, A.D. 1998.

MY COMMISSION EXPIRES FEBRUARY 17, 1999  
My Commission Expires:

[Signature]  
Notary Public