

SEND TAX NOTICE TO: PAUL L. MARCELLA
2072 EAGLE PARK LANE
BIRMINGHAM, ALABAMA 35242

CORPORATION WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

WARRANTY DEED

STATE OF ALABAMA,
COUNTY OF SHELBY

Inst # 1999-16160

04/16/1999-16160

09:05 AM CERTIFIED

SHELBY COUNTY JUDGE OF PROBATE

001 HWS 88.58

KNOW ALL MEN BY THESE PRESENTS, that in consideration of \$229,900.00 to the undersigned grantor, FAITH HOMEBUILDERS, INC., a corporation, (herein referred to as GRANTOR), in hand paid by the GRANTEEES herein, the receipt of which is hereby acknowledged, the said GRANTOR does by these presents, grant, bargain, sell and convey unto PAUL L. MARCELLA, AN UNMARRIED MAN, and ARLENE R. KENNEDY, AN UNMARRIED WOMAN (herein referred to as GRANTEEES) 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 the County of Shelby, and State of Alabama, to-wit:

LOT 80, ACCORDING TO THE SURVEY OF EAGLE POINT, 12TH SECTOR, PHASE II, AS RECORDED IN MAP BOOK 23, PAGE 82, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA; BEING SITUATED IN SHELBY COUNTY, ALABAMA

MINERAL AND MINING RIGHTS EXCEPTED.

\$149,900.00 of the purchase price received above was paid from a first purchase money mortgage loan closed simultaneously herewith.

Subject to easements, restrictive covenants and ad valorem taxes of record.

TO HAVE AND TO HOLD, to the said GRANTEEES for and during their joint lives upon the death of either of them, then to the survivor of them in fee simple, and to their 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 it is lawfully seized in fee simple of said premises; that they are free from all encumbrances, except as hereinabove provided, 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 GRANTEEES, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said Grantor, by ED BEASLEY, VICE PRESIDENT who is authorized to execute this conveyance, has hereto set its signature and seal, this the 14th day of April, 1999.

ATTEST

FAITH HOMEBUILDERS, INC.

BY: ED BEASLEY
ED BEASLEY, VICE PRESIDENT

STATE OF ALABAMA)
SHELBY COUNTY)

I, the undersigned, a Notary Public in and for said State hereby certify that ED BEASLEY whose name as VICE PRESIDENT of FAITH HOMEBUILDERS, INC., a corporation, is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day that, being informed of the contents of the conveyance, he, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation.

Given under my hand the 14th day of April, 1999

Archie P. Masley
Notary Public

My Commission Expires OCTOBER 27, 2001