

THIS INSTRUMENT WAS PREPARED BY:  
BEADLES, NEWMAN & LAWLER  
A PROFESSIONAL CORPORATION  
ATTORNEYS AT LAW  
3500 HULEN STREET  
FORT WORTH, TEXAS 76107

SEND TAX NOTICE TO:  
Michael D. Natale  
Deanna L. Natale  
6320 Mill Creek Way  
Birmingham, AL 35242

## WARRANTY DEED

STATE OF ALABAMA  
COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One Hundred Sixty-Nine Thousand Five Hundred  
and No/100's-----DOLLARS. (\$169,500.00 )  
to the undersigned Grantor in hand paid by the GRANTEE herein, the receipt  
whereof is acknowledged, JOSEPH F. BERNITT AND WIFE, SUZANNE BERNITT  
(herein referred to as GRANTOR, whether one or more) does grant, bargain,  
sell and convey unto Michael D. Natale and Deanna L. Natale  
as joint tenants with rights of survivorship  
(herein referred to as GRANTEE, whether one or more) the following  
described real estate situated in SHELBY County, ALABAMA, to-wit:

LOT 57, ACCORDING TO THE SURVEY OF THE FINAL RECORD PLAT OF GREYSTONE  
F FARMS, MILL CREEK SECTOR, PHASE I, AS RECORDED IN MAP BOOK 22, PAGE  
25 IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA; BEING SITUATED IN  
SHELBY COUNTY, ALABAMA.

EXCEPTING THEREFROM all interests in and to all oil, gas and other  
minerals in, on and/or under said property and all rights in connection  
therewith which may have been granted, reserved or leased to others by  
instruments of record in the office of the Judge of Probate of SHELBY  
County, ALABAMA.

SUBJECT TO: All easements, restrictions, reservations and rights of way  
appearing of record which affect the subject property.

\$ 152,550.00 of the total consideration recited above was paid from  
the proceeds of a mortgage loan closed simultaneously herewith.

TO HAVE AND TO HOLD Unto the said GRANTEE, Grantee's heirs and assigns  
forever, as joint tenants with rights of survivorship.

And Grantor does for Grantor and for Grantor's heirs, executors and  
administrators covenant with the said GRANTEE, Grantee's heirs and  
assigns, that Grantor is lawfully seized in fee simple of said premises;  
that it is free from all encumbrances, unless otherwise noted above; that  
Grantor has a good right to sell and convey the same as aforesaid; that  
Grantor will and Grantor's heirs, executors and administrators shall  
warrant and defend the same to the said GRANTEE, Grantee's heirs and  
assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, we have hereunto set our hands and seals this 13th  
day of May, 19 99.

WITNESS:

5/13/99

  
JOSEPH F. BERNITT (SEAL)

5/13/99

  
SUZANNE BERNITT (SEAL)  
Inst # 1999-33632

THE STATE OF Georgia  
COUNTY OF Gwinnett

I, the undersigned, a Notary Public, in and for said County and State, hereby certify that JOSEPH F. BERNITT, whose name 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, (s)he executed the same voluntarily on the same day the same bears dated.

Given under my hand and official seal this 13 day of May,  
1999.

Shirley A. Frank  
Notary Public  
(SEAL)

My Commission Expires:  
MY COMMISSION EXPIRES  
JUNE 8 2001

THE STATE OF Georgia  
COUNTY OF Gwinnett

I, the undersigned, a Notary Public, in and for said County and State, hereby certify that SUZANNE BERNITT, whose name 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, (s)he executed the same voluntarily on the same day the same bears dated.

Given under my hand and official seal this 13 day of May,  
1999.

Shirley A. Frank  
Notary Public  
(SEAL)

My Commission Expires:  
MY COMMISSION EXPIRES  
JUNE 8 2001

AFTER RECORDING RETURN TO:

Inst. # 1999-33632

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11:51 AM CERTIFIED  
DECATUR COUNTY JUDGE OF PROBATE  
002 CDR 25.00