

SEND TAX NOTICE TO:
John Dugan DiCicco
156 Victoria Station
Alabaster, Alabama 35007

This instrument was prepared by
Frank Steele Jones
Sexton, Cullen & Jones, P.C.
2116 10th Avenue South
Birmingham, Alabama 35205


20030829000575500 Pg 1/1 21.00
Shelby Cnty Judge of Probate, AL
08/29/2003 09:50:00 FILED/CERTIFIED

WARRANTY DEED

State of Alabama)
)
Shelby County) KNOW ALL MEN BY THESE PRESENTS:

That in consideration of **Ten and No/100 Dollars (\$10.00)**, and other good and valuable considerations to the undersigned Grantors, in hand paid by the Grantees herein, the receipt whereof is hereby acknowledged, **John Dugan DiCicco, an unmarried man** (herein referred to as the "Grantor"), grant, bargain, sell and convey unto **John Dugan DiCicco, an unmarried man** and **Jessica Lynn DiCicco, an unmarried woman** (herein referred to as the "Grantees", whether one or more), the following described real estate, situated in **Shelby County, Alabama**, to-wit:

Lot 16, according to the Survey of Cedar Grove at Sterling Gate, Sector 2, Phase 1, as recorded in Map Book 25, Page 52, in the Probate Office of Shelby County, Alabama.

Mineral and mining rights excepted.

Subject to ad valorem taxes for the year 2003, and subsequent years, easements, restrictions, covenants, rights of way, and limitations of record.

TO HAVE AND TO HOLD to the said grantees, as joint owners with right of survivorship, their heirs and assigns forever.

And I do for myself and for my heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that I am lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that I have a good right to sell and convey the same as aforesaid; that I 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.

IN WITNESS WHEREOF, I have hereunto set my hand and seal, this **28th** day of **August, 2003**.

 (Seal)
John Dugan DiCicco

_____(Seal)

State of Alabama)
)
Jefferson County) General Acknowledgment

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that **John Dugan DiCicco, an unmarried man** , whose name(s) 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 executed the same voluntarily as his act on the day the same bears date.

Given under my hand and official seal this **28th** day of **August, 2003**.



Notary Public
My Commission Expires: **10/24/04**

ATTY FILE NO#: 03-2466-71