

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

This instrument was prepared by:
B. CHRISTOPHER BATTLES
3150 HIGHWAY 52 WEST
PELHAM, AL. 35124

Send tax notice to:
Gregory C. Spain and Megan Manzi
5 Dogwood Circle
Pelham, Alabama 35124

**STATE OF ALABAMA
COUNTY OF SHELBY**

Know All Men by These Presents: That in consideration of **One hundred ninety four thousand and no/100 (\$194,000.00)** to the undersigned grantor, a limited liability company, in hand paid by the grantee herein, the receipt where is acknowledged, I or we, **RHAMA, LLC** (herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto **Gregory C. Spain and Megan Manzi** (herein referred to as grantee, as joint tenants of survivorship whether one or more), the following described real estate, situated in **Shelby County, Alabama**, to-wit:

See Exhibit "A" Legal Description attached hereto and made a part hereof.

Subject to mineral and mining rights if not owned by Grantor.

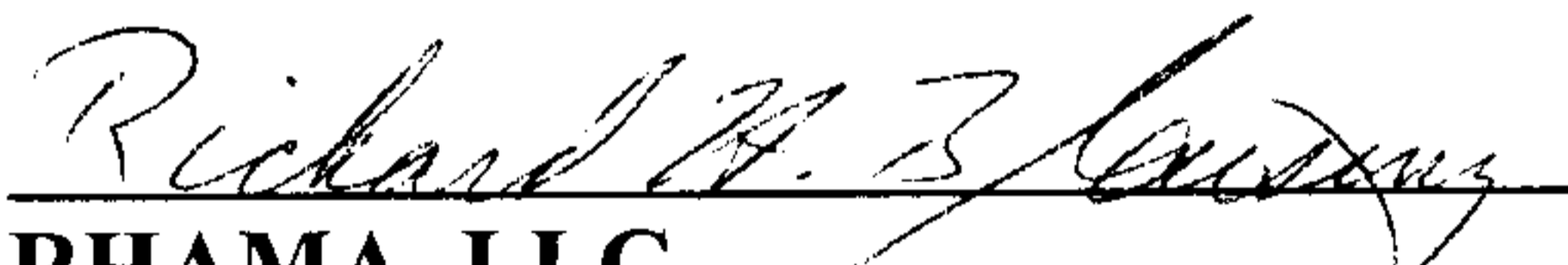
Subject to existing easements, restrictions, set-back lines, right of way, limitations, if any of record.

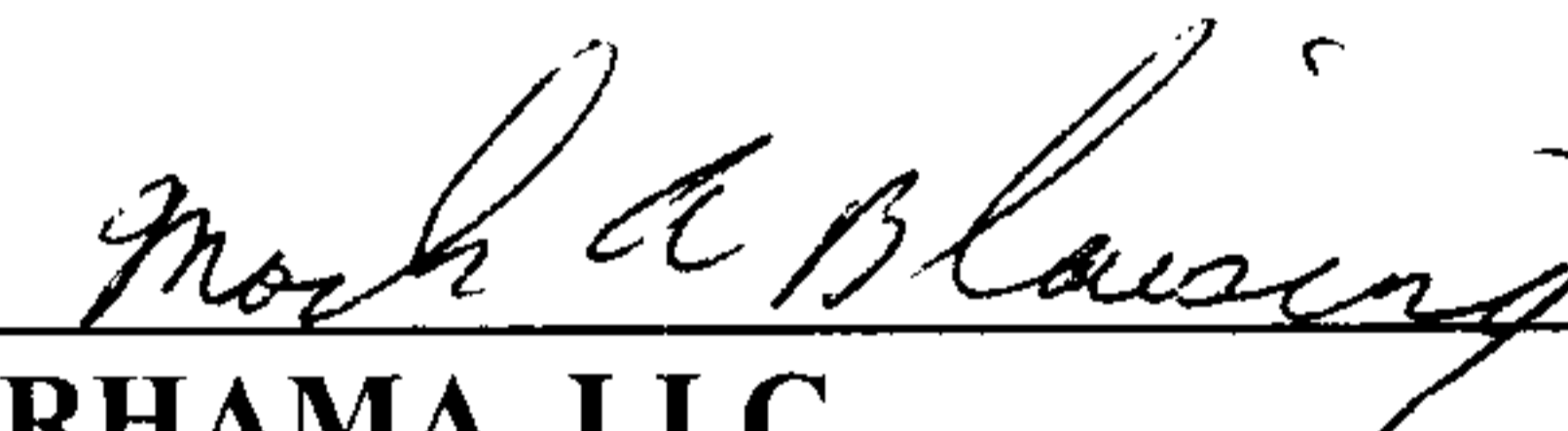
\$174,600.00 of the purchase price recited above was paid from mortgage loan closed simultaneously herewith.

To Have and to Hold to the said grantee, 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 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 grantee, his, her or 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 stated above; that I (we) have a 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 said grantee, his, her or their heirs and assigns forever, against the lawful claims of all persons.

In Witness Whereof, the said grantor **RHAMA, LLC**, by Richard H. Blaising and Mark A. Blaising, its Members, who is authorized to execute this conveyance, has hereunto set and seal(s) this 27th day of November, 2007.


RHAMA, LLC
By: **Richard H. Blaising**
Its: **Member**


RHAMA, LLC
By: **Mark A. Blaising**
Its: **Member**

**STATE OF ALABAMA
COUNTY OF SHELBY**

I, B. Christopher Battles, a Notary Public in and for said County, in said State, hereby certify that Richard H. Blaising and Mark A. Blaising, whose name as Members of **RHAMA, LLC**, a limited liability company 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 this conveyance, he/she, as such officer and with full authority executed the same voluntarily for and as act of said limited liability company.

Given under my hand and official seal, this 27th day of November, 2007.

Shelby County, AL 12/12/2007
State of Alabama

Deed Tax: \$19.50


Notary Public
My Commission Expires: 02-25-09

B. CHRISTOPHER BATTLES
Notary Public - Alabama, State At Large
My Commission Expires 2 / 25 / 2009



20071212000561260 2/2 \$33.50
Shelby Cnty Judge of Probate, AL
12/12/2007 12:35:03PM FILED/CERT

EXHIBIT "A"

LEGAL DESCRIPTION

Commence at the Southwest corner of Section 18, Township 20 South, Range 2 West, run thence in a Northerly direction along West line of Section 18, Township 20 South, Range 2 West, for a distance of 1690.43 feet to the Point of Beginning; from the point of beginning thus obtained, turn an angle to the right of 89 degrees 49 minutes 30 seconds and run in an Easterly direction for a distance of 304.45 feet; thence turn an angle to the right of 90 degrees and in a Southerly direction for a distance of 262.95 feet; thence turn an angle to the right of 103 degrees 29 minutes and a Northwesterly direction for a distance of 15.90 feet to the point of beginning of a curve to the right (said curve having a central angle of 33 degrees 33 minutes 30 seconds and a radius of 25 feet); thence along the arc of said curve for a distance of 14.64 feet to a point of reverse curve (said preceding curve having a central angle of 89 degrees 19 minutes and a radius of 35 feet); thence along the arc of said curve for a distance of 54.55 feet; thence turn an angle to the right of 45 degrees 21 minutes (said angle being measured from the chord of last described course to the preceding course) and run in a Northwesterly direction for a distance of 337.70 feet to the Point of Beginning.