

WARRANTY DEED (Without Survivorship)

SEND TAX NOTICE TO:

Ben J. Schillaci  
428 Saint Annes Drive  
Birmingham, AL 35244

Consideration  
\$200.00

STATE OF ALABAMA)

KNOW ALL MEN BY THESE PRESENTS:

JEFFERSON COUNTY )

That in consideration of Ten (\$10.00) Dollars and other good and valuable consideration, to the undersigned GRANTOR (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, Ben J. Schillaci and Sandra Dianne Schillaci, formerly husband and wife, (herein referred to as GRANTORS, whether one or more) grant, bargain, sell and convey unto Ben J. Schillaci, a single man, (herein referred to as GRANTEE, whether one or more), the following described real estate, situated in Jefferson County, Alabama, to wit:

Lot 20-A, according to a Resurvey of Lots 19 and 20, Heatherwood, Third Sector, as recorded in Map Book 9, Page 48, in the Probate Office of Shelby County, Alabama.

Subject to existing mortgages, easements, current taxes, restrictions, set-back lines and rights of way, if any, of record.

This conveyance is pursuant to the Final Judgment of Divorce of August 12, 2009 Jefferson County Case Number DR08 900217 JMJ.

TO HAVE AND TO HOLD to the said GRANTEE, his heirs and assigns forever.

And we do for ourselves and for our heirs, executors and administrators covenant with the said GRANTEE, his heirs and assigns, that we are lawfully seized in fee simply of said premises; that they are free from all encumbrances, unless otherwise noted above; that we have a good right to sell and convey the same as aforesaid; that we will and our heirs, executors and administrators shall warrant and defend the same to the said GRANTEE, his heirs and assigns forever.

IN WITNESS WHEREOF, we have hereunto set our hands and seals this the 28<sup>th</sup> day of Dec., 2009.

Ben J. Schillaci (Seal)  
Ben J. Schillaci, a single man

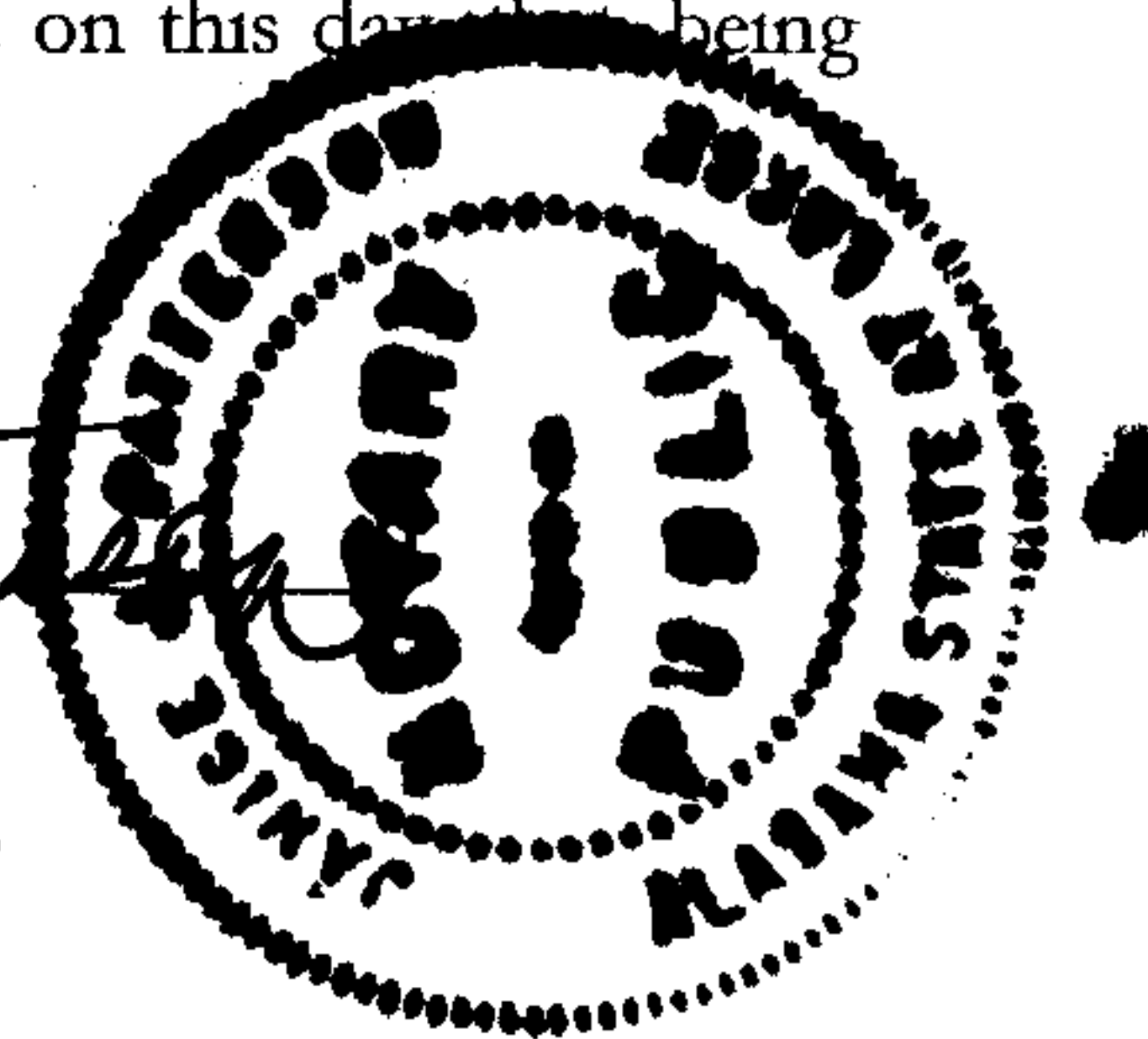
Sandra Dianne Schillaci (Seal)  
Sandra Dianne Schillaci, a single woman

STATE OF ALABAMA )  
JEFFERSON COUNTY )

I, Janece J. Patterson, a Notary Public in and for said County, in said State, hereby certify that Ben J. Schillaci, a single man whose name is signed to the foregoing conveyance, and who is known to me, acknowledges before me on this day, being informed of the contents of the conveyance, has executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 28<sup>th</sup> day of December, 2009.

Janece J. Patterson  
NOTARY PUBLIC STATE OF ALABAMA AT LARGE  
MY COMMISSION EXPIRES: July 19, 2010  
BONDED THRU NOTARY PUBLIC UNDERWRITERS

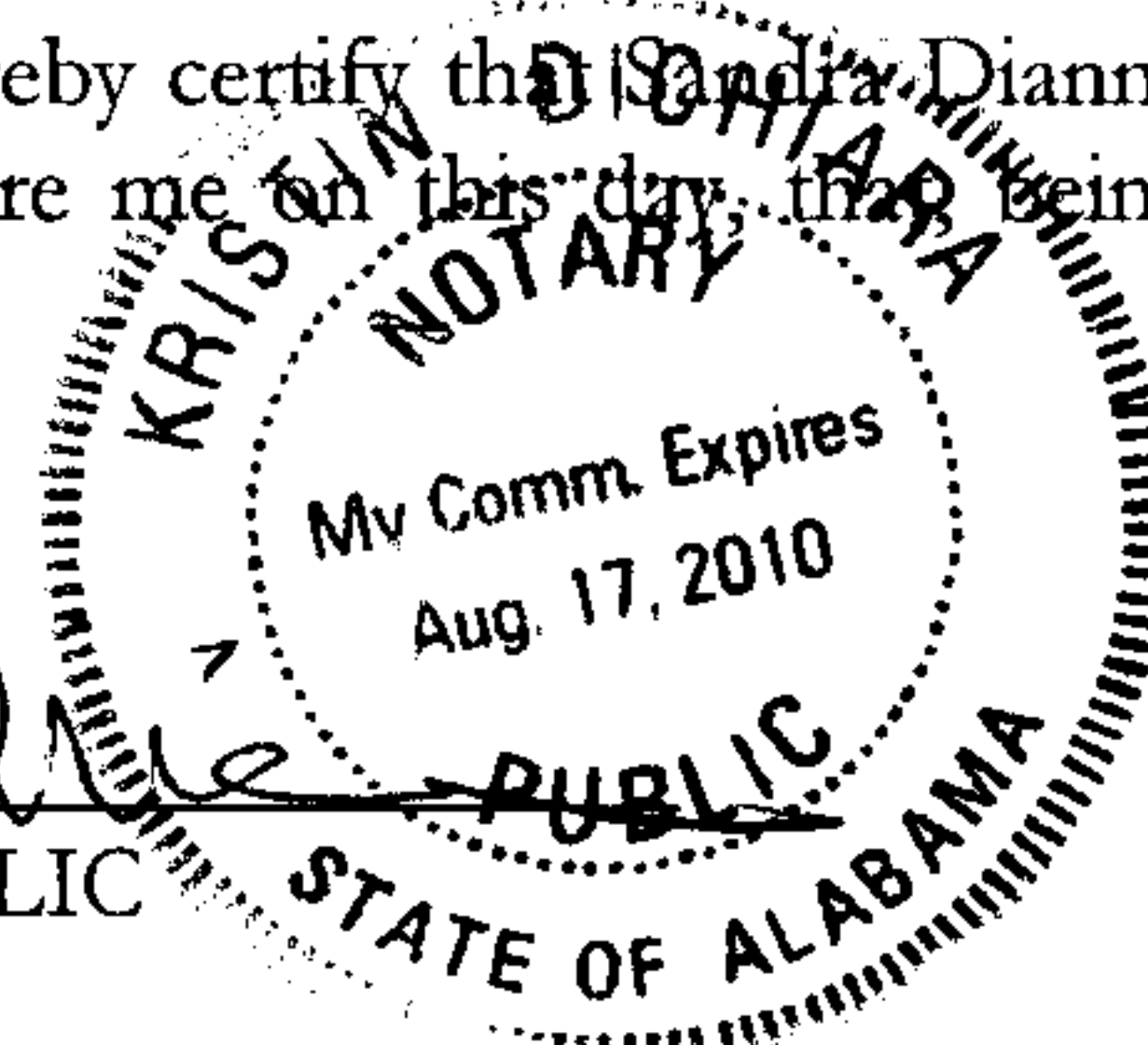


STATE OF ALABAMA )  
JEFFERSON COUNTY )

I, Kristin Dichiaro, a Notary Public in and for said County, in said State, hereby certify that Sandra Dianne Schillaci whose name is signed to the foregoing conveyance, and who is known to me, acknowledges before me on this day, being informed of the contents of the conveyance, has executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 14<sup>th</sup> day of January, 2009.

Kristin Dichiaro  
NOTARY PUBLIC  
STATE OF ALABAMA  
My Comm. Expires Aug. 17, 2010



THIS INSTRUMENT PREPARED BY:  
J. Ronald Boyd  
BOYD, FERNAMBUCQ, VINCENT & DUNN, P.C.  
Suite 302  
2801 University Boulevard  
Birmingham, AL 35233  
(205) 930-9000

20100203000034500 1/1 \$211.00  
Shelby Cnty Judge of Probate, AL  
02/03/2010 02:09:36 PM FILED/CERT

Shelby County, AL 02/03/2010  
State of Alabama  
Deed Tax : \$200.00