

20100621000196520 1/2 \$96.00
Shelby Cnty Judge of Probate, AL
06/21/2010 01:21:23 PM FILED/CERT

This instrument was prepared by

Send Tax Notice To:

STEWART & ASSOCIATES
3595 Grandview Parkway, Ste 645
Birmingham, AL 35243

Molly Wasko and Samuel Wasco Jr.
4878 Southlake Parkway
Hoover, Alabama 35244

STATUTORY WARRANTY DEED

STATE OF ALABAMA

Shelby County, AL 06/21/2010

COUNTY OF SHELBY

State of Alabama

Deed Tax : \$82.00

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of EIGHT HUNDRED TWENTY THOUSAND DOLLARS (\$820,000.00) and other good and valuable consideration, to the undersigned grantor, in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, SUPERIOR BANK, A CORPORATION, BY AND THROUGH ITS ALABAMA CHIEF CREDIT OFFICER, VERNON BICE., (herein referred to as GRANTOR) does, grant, bargain, sell and convey unto MOLLY WASKO AND SAMUEL WASKO JR., (herein referred to as GRANTEES), as joint tenants with right of survivorship, the following described real estate situated in SHELBY County, Alabama, to-wit:

LOT 28, ACCORDING TO THE SURVEY OF SOUTHLAKE, FIRST ADDITION, AS RECORDED IN MAP BOOK 14, PAGE 31, IN THE OFFICE OF THE JUDGE OF PROBATE OF SHELBY COUNTY, ALABAMA.

This Grantor only warrants title from the time the Grantor obtained title until the date Grantor conveys its interest in the aforesaid property to the Grantees. This instrument is executed without warranty or representation of any kind on the part of the undersigned, expressed or implied, except that there are no liens or encumbrances outstanding against the premises conveyed which were created or suffered by the undersigned and not specifically excepted herein.

To have and to hold, to the said Grantees, 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 hereby 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.

STATUTORY WARRANTY DEED

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IN WITNESS WHEREOF, I have hereunto set my hand and seal, this 10th day of June, 2010.

SUPERIOR BANK

By: Vernon Bice (Seal)
VERNON BICE
ITS CHIEF CREDIT OFFICER

STATE OF ALABAMA

COUNTY OF JEFFERSON

CORPORATION ACKNOWLEDGMENT

I, Cynthia Ann Bush, a Notary Public in and for said County in said State, hereby certify that VERNON BICE, whose name as CHIEF CREDIT OFFICER of SUPERIOR BANK, 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 company.

GIVEN UNDER MY HAND AND SEAL THIS 10th DAY OF June, 2010.



Cynthia Ann Bush
My commission expires: 12-30-2012 Notary Public