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REVISED 2-46

WARRANTY DEED JOINT WITH RIGHT OF SURVIVORSHIP—TITLE GUARANTEE & TRUST CO., BIRMINGHAM, ALA.

(J)  
State of Alabama }  
SHELBY County }

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Five and No/100 ----- DOLLARS

to the undersigned grantor Lorraine Stubbs Hardin

in hand paid by Lorraine Stubbs Hardin and John C. Hardin

the receipt whereof is acknowledged we the said Lorraine Stubbs Hardin and husband, John C. Hardin

do grant, bargain, sell and convey unto the said Lorraine Stubbs Hardin and John C. Hardin

as joint tenants, with right of survivorship, the following described real estate, situated in

SHELBY County, Alabama, to-wit:

Commence at the Southeast corner of the SE $\frac{1}{4}$  of NE $\frac{1}{4}$  of Section 2, Township 20, Range 3 West, and run North along the East boundary of said quarter-quarter section for a distance of 663.4 feet to the point of beginning; thence continue North along the East boundary of said quarter-quarter section for a distance of 331.7 feet to a point; thence on an angle of 87° 58' left run for a distance of 647.4 feet to a point on the Southeast right of way of Helena Highway; thence Southwesterly along right of way of highway for a distance of 405 feet, more or less, to a point; thence run East for a distance of 888.15 feet to point of beginning. All the herein described property being in the SE $\frac{1}{4}$  of NE $\frac{1}{4}$  of Section 2, Township 20 South, Range 3 West, in Shelby County, Alabama. Mineral and mining rights excepted.

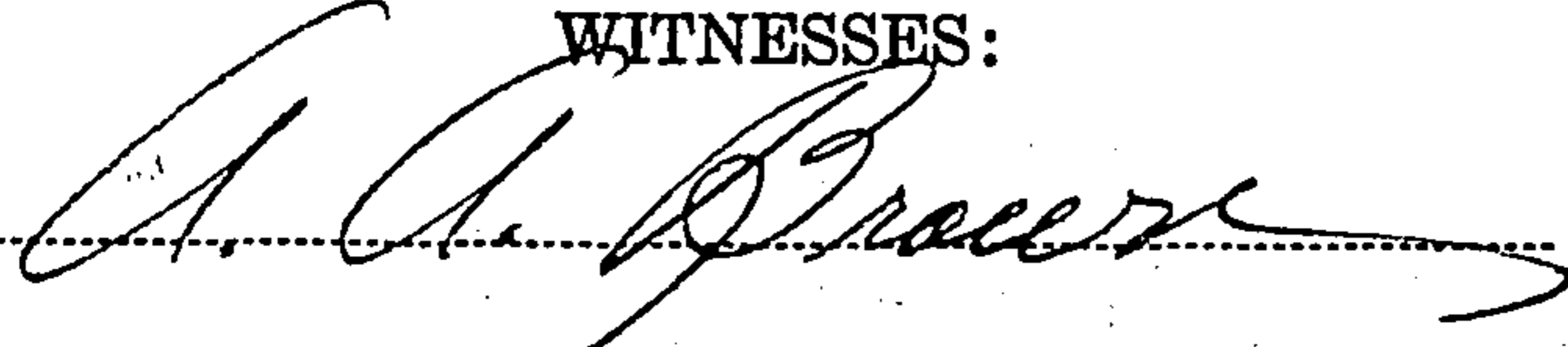
Grantees assume and agree to pay the balance due under that mortgage of Lorraine Stubbs Hardin and husband, John C. Hardin to First Federal Savings and Loan Association of Alabama in the principal amount of \$5300.00 recorded in Vol. 225, page 458, in the Probate Office of Shelby County, Alabama.


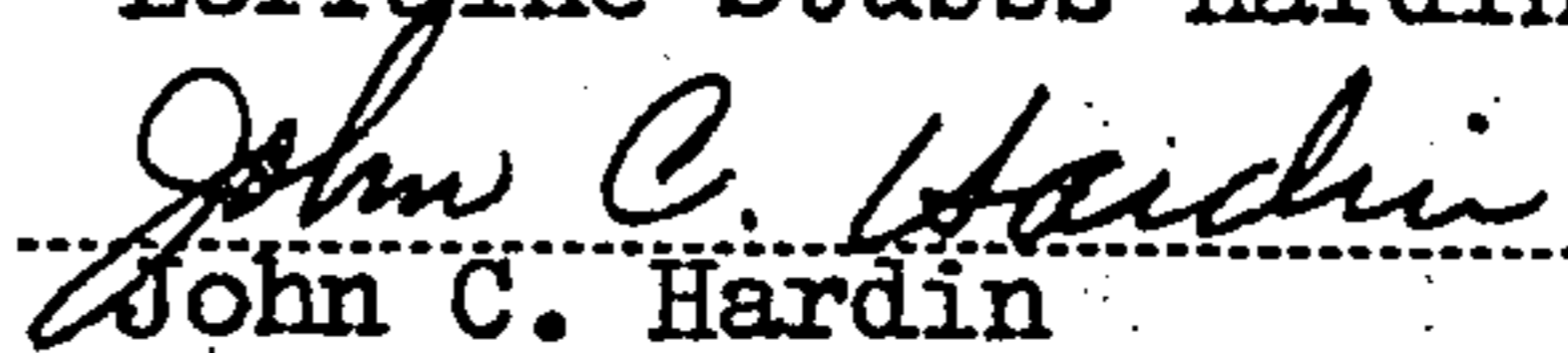
TO HAVE AND TO HOLD Unto the said Lorraine Stubbs Hardin and John C. Hardin

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 grantee does not survive the other, then the heirs and assigns of the grantees herein shall take as tenants in common.

And we do, for ourselves and for our heirs, executors and administrators, covenant with the said grantees, their heirs and assigns, that we are lawfully seized in fee simple of said premises; that they are free from all encumbrances; except current state, county and city taxes which grantees assume; and except as mentioned 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 grantees, their heirs, and assigns forever against the lawful claims of all persons.

In Witness Whereof, we have hereunto set our hands and seal, s  
this 11th day of February, 1953

WITNESSES:  


 (Seal.)  
Lorraine Stubbs Hardin  
 (Seal.)  
John C. Hardin  
\_\_\_\_ (Seal.)  
\_\_\_\_ (Seal.)

State of ALABAMA  
JEFFERSON COUNTY

I, Albert A. Brown a Notary Public in and for said State-at-Large

hereby certify that Lorraine Stubbs Hardin and husband, John C. Hardin  
whose name s are signed to the foregoing conveyance, and who are known to me, acknowledged before  
me on this day, that, being informed of the contents of the conveyance they executed the same voluntarily  
on the day the same bears date.

Given under my hand and official seal this 11th day of February, 1953.

*Albert A. Brown*  
Notary Public.

STATE OF ALABAMA  
COUNTY OF JEFFERSON

State-at-Large I, Albert A. Brown, a Notary Public in and  
for said County, ~~in said State~~, hereby certify that on the 11th day of February, 1953,  
came before me the within named Lorraine Stubbs Hardin, known to me to be the wife  
of the within named John C. Hardin who, being examined separate and apart from the  
husband, touching her signature to the within conveyance, acknowledged that she  
signed the same of her own free will and accord, and without fear, threats or  
constraints on the part of the husband.

February 11th, 1953. Given under my hand and official seal, this the 11th day of

*Albert A. Brown*  
Notary Public

STATE OF ALABAMA  
JEFFERSON COUNTY  
L. C. WALKER,  
JUDGE OF PROBATE  
has been paid of the legal  
instrument as required  
by law.

Filed in the office of the Probate Judge on the 16 day of Feb 1953 at 8 O'clock P M.  
and recorded in *Book* Book 158 Page 55 this 17 day of Feb 1953.  
Deed Tax *50* Mortgage Tax *—* has been paid.  
L.C. Walker, Judge of Probate