

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

State of Alabama

SHELBY County

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Ten (\$10.00) Dollars and other good and valuable consideration ~~DEEDS~~

to the undersigned grantors R. L. Fulmer and wife, Irma A. Fulmer and E. A. Fulmer and wife, Mary Elizabeth Fulmer,

in hand paid by G. C. Fulmer and wife, Era Dell R. Fulmer,

the receipt whereof is acknowledged we the said R. L. Fulmer and wife, Irma A. Fulmer and E. A. Fulmer and wife, Mary Elizabeth Fulmer,

do grant, bargain, sell and convey unto the said G. C. Fulmer and wife, Era Dell R. Fulmer,

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

SHELBY County, Alabama, to-wit:

The SE corner of the NE $\frac{1}{4}$  of SE $\frac{1}{4}$ , Sec. 35, Twp. 18 S, R 2 W, go in a northwesterly direction along the NW-SE diagonal line of said NE $\frac{1}{4}$  of SE $\frac{1}{4}$  for 724.0 feet to the point of beginning, thence left 102°-14' for 402.7-feet, thence right 79° for 151.2 feet, thence right 69° for 143.6 feet, thence right 32° for 358.4 feet to said NW-SE diagonal line, thence right and in a southeasterly direction along said NW-SE diagonal line for 229.8 feet, more or less, to the point of beginning, containing 2.2 acres, more or less, surface rights only, subject to existing easements.



TO HAVE AND TO HOLD Unto the said G. C. Fulmer and wife Era Dell R. Fulmer

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.

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 seals

this 9 day of December, 1952.

WITNESSES:

R. L. Fulmer (Seal.)

Irma A. Fulmer (Seal.)

E. A. Fulmer (Seal.)

Mary Elizabeth Fulmer (Seal.)

State of ALABAMA

SHELBY COUNTY

I, Margaret M. Logan

a Notary Public in and for said County, in said State,

hereby certify that R. L. Fulmer and wife, Irma A. Fulmer and E. A. Fulmer and wife, Mary Elizabeth Fulmer

whose names 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 9 day of December, 1952.

Margaret M. Logan  
Notary Public.

Filed in the office of the Probate Judge on the 19 day of Feb 19 53 at 10 o'clock A.M.  
and recorded in Deed Book 158 Page 91 this 29 day of Feb 19 53.  
Deed Tax 50 Mortgage Tax has been paid.

L.C. Walker, Judge of Probate