

## State of Alabama

SHELBY

BOOK  
County

176 PAGE 446

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of Twenty and no/100 (\$20.00) Dollars

to the undersigned grantor, Mountain View Lake Company  
a corporation, in hand paid by Karl Straub and Janet Straub  
the receipt whereof is acknowledged, the said Mountain View Lake Company

does by these presents, grant, bargain, sell, and convey unto the said Karl Straub and wife,  
Janet Straub

as joint tenants, with right of survivorship, the following described real estate, situated in Shelby  
County, Alabama, to-wit:

Lot No. 9, according to Map and Survey of Mountain View  
Lake Company, First Sector, as made by Charles H. Peay, Jr.,  
C. E., dated March 26th. 1955.

Subject to all minerals and mining rights, including oil and  
gas are excepted; provided however that the owner of said  
minerals and mining rights, including oil and gas, shall not  
have the right to disurb the surface, or so construct any  
mining or extraction of oil and gas so as to deplete or  
polute the water in any well the Grantee herein may dig.

This conveyance is made subject to certain restrictions on  
said property more fully set out in that certain instrument  
recorded in the Probate Office of Shelby County, Alabama, in  
Volume 172, Page 236.

TO HAVE AND TO HOLD Unto the said Karl Straub and wife, Janet Straub  
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 said Mountain View Lake Company does for itself, its successors

and assigns, covenant with said Karl Straub and wife, Janet Straub, their  
heirs and assigns, that it is lawfully seized in fee simple of said premises, that they are free from all encum-  
brances, except taxes for the current tax year and as above stated;

that it has a good right to sell and convey the same as aforesaid, and that it will, and its successors and  
assigns shall, warrant and defend the same to the said Karl Straub and wife, Janet Straub  
their

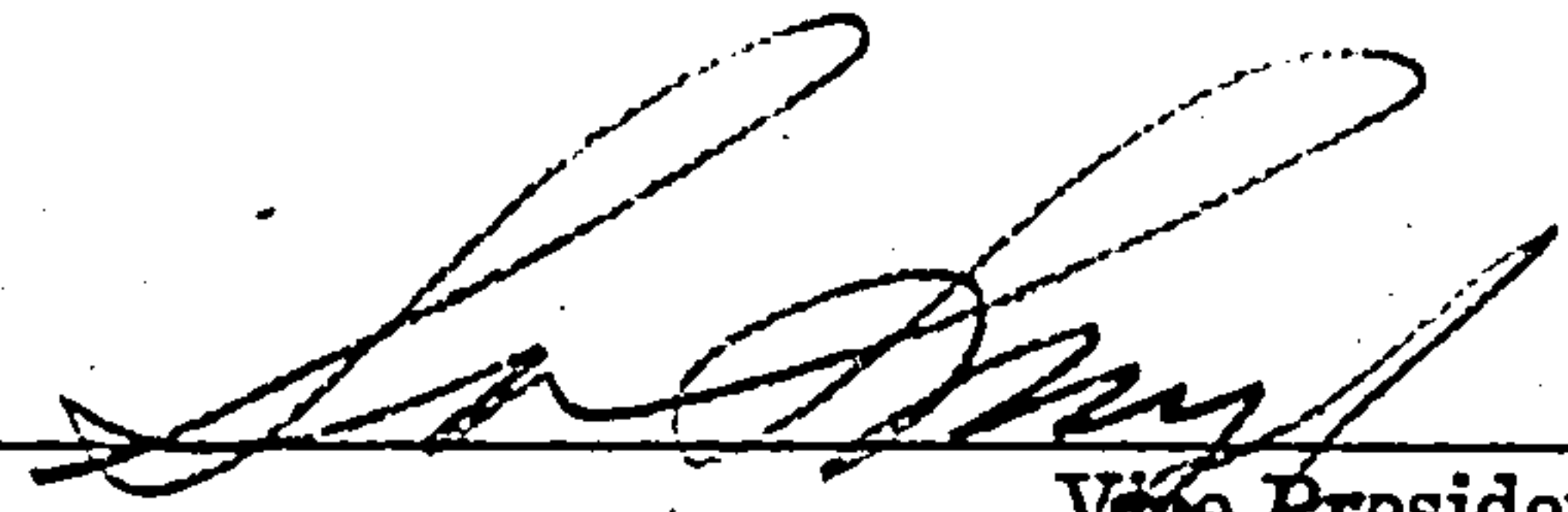
heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, The said MOUNTAIN VIEW LAKE COMPANY

has hereunto set its  
signature by S. W. Smyer, Jr. its President,  
who is duly authorized, and has caused the same to be attested by its Secre-  
tary, on this 5th day of December, 1955.

ATTEST:

Robert B. Crawford  
Secretary.

By   
Vice President.

State of Alabama

JEFFERSON

County

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I, THE UNDERSIGNED, a Notary Public in and for said county in said state, hereby certify that S. W. Smyer, Jr., whose name as President of the MOUNTAIN VIEW LAKE COMPANY 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 corporation.

Given under my hand and official seal, this the 5th day of December, 1955.

E. W. [Signature]

Notary Public.

STATE OF ALABAMA  
SHELBY COUNTY  
Deed Tax  
L. C. WALKER  
JUDGE OF PROBATE

STATE OF ALABAMA, SHELBY COUNTY  
I, L.C. Walker, Judge of Probate, hereby certify that the within was filed for record the day of Dec, 1955, at 8 o'clock and recorded in Book 176 Page 447 and the Mortgage Tax of Deed Tax of 50 has been paid.  
L.C. Walker Judge of Probate