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

State of Alabama

Jefferson

County

KNOW ALL MEN BY THESE PRESENTS.

One Hundred and No/100 (\$100.00) That in consideration of and other valuable considerations paid

DOLLARS

to the undersigned grantor

Lonnie Felix Coston and wife, Marie Coston

in hand paid by

James Whitfield Johnson and wife, Mayo S. Johnson

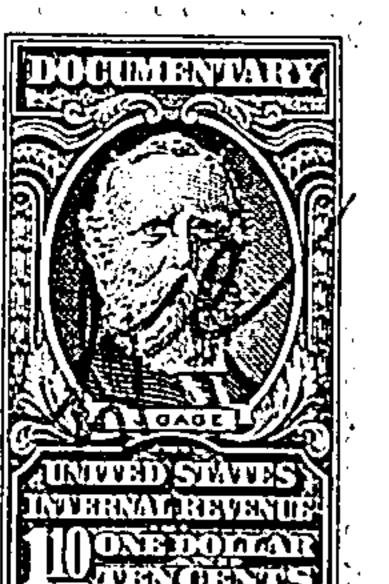
the receipt whereof is acknowledged the said Lonnie Felix Coston and wife,

Marie Coston

grant, bargain, sell and convey unto the said

James Whitfield Johnson and wife, Mayo S. Johnson

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

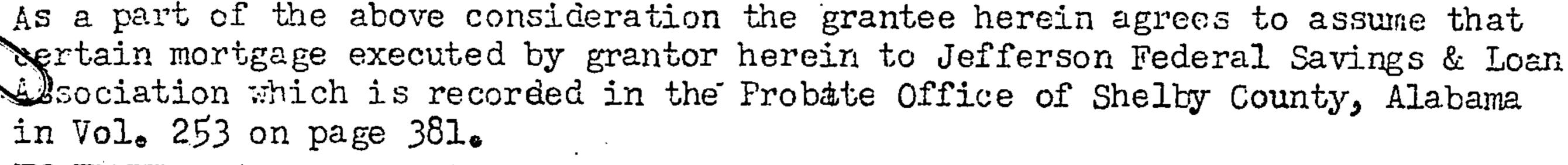


do

Shelby

County, Alabama, to-wit:

A part of No of SWa of Nwa of Section 2, Township 21, Range 3 West, more particularly described as follows: Commence at the SE corner of said N_{2}^{\perp} of SW_{4}^{\perp} of NW_{4}^{\perp} of said Section, and run North along the East line of said 20 acres, 230 feet to the point of beginning; thence continue North along East line of said 20 acres, 190 feet to the South line of Meadow Lane according to Map of J. G. Lacey Subdivision in Section 2, Tp 21, Range 3 West; thence along same West 105 feet to the NE corner of Elzie B. Green lot; thence along the East line of said Green lot and parallel with East line of said 40 acres, run South 190 feet; thence run East and parallel with the South line of Meadow Lane 105 feet to the point of beginning of lot herein described.



TO HAVE AND TO HOLD Unto the said

James Whitfield Johnson and wife, Mayo S. Johnson

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.

we do, for ourselves And our and for 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 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.

Witness Whereof,

have hereunto set our We

hand S and seal.

this day of

WITNESSES:

Alabama State of

COUNTY Jefferson

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

hereby certify that

Lonnie Felix Coston and wife, Marie Coston

are known to me, acknowledged before whose name s are signed to the foregoing conveyance, and who executed the same voluntarily me on this day, that, being informed of the contents of the conveyance they

on the day the same bears date.

Given under my hand and official seal this

day of

Notary Public.

STATE OF ALABAMA, SHELBY COUNTY I, I.C. Walker, Judge of Propate, herebasertify was filled for recert the