

1890

STATE OF ALABAMA)
 :
 SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS, That in consideration of the sum of One Dollar (\$1.00) and other good and valuable considerations in hand paid by Ann M. Heartburg and Carl P. Heartburg to Carl P. Heartburg the receipt whereof is hereby acknowledged, the said Carl P. Heartburg and wife, Ann M. Heartburg, do grant, bargain, sell and convey unto the said Ann M. Heartburg and Carl P. Heartburg, as joint tenants, with right of survivorship, the following described real estate situated in Shelby County, Alabama, to wit:

Lot No. 33 and a triangular parcel of land lying East of Lot 33 particularly described as beginning at an iron pin 71 feet, more or less Southwestwardly from the Southwest corner of lot 32, which point is the Southeast corner of said Lot 33; run thence Northwardly to the Northwest corner of said Lot 32; run thence westerly to the Northeast corner of Lot 33; run thence in a southerly direction and along the Northeast line of lot 33 to the point of beginning, and recorded in Map Book 3, Page 150, in the Office of the Judge of Probate of Shelby County, Alabama.

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 disturb the surface, or so construct any mining or extraction of oil and gas so as to deplete or pollute 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 Ann M. Heartburg and Carl P. Heartburg as joint tenants, with right of survivorship, their heirs and assigns forever; it being the intention of the parties to this conveyance, unless the joint tenancy hereby created is severed or terminated during the joint lives of the Grantees herein, that 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.

IN WITNESS WHEREOF, we have hereunto set our hands and seals this 18th day of January, 1959.

Carl P. Heartburg
 Carl P. Heartburg

Ann M. Heartburg
 Ann M. Heartburg

STATE OF ALABAMA)

JEFFERSON COUNTY)

I, S H TANDER - a Notary Public in and for said County in said State hereby certify that Carl P. Heartburg and wife Ann M. Heartburg 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 28th day of February, 1959.

Notary Public

My commission expires Feb 15 1960

FILED 7 FEBRUARY 1959

STATE OF ALABAMA, SHELBY COUNTY

I, Conrad M. Fowler, Judge of Probate, hereby certify that the within Deed was filed for record the 17 day of Feb 1959 at 2 o'clock and recorded in Deed Record, Page 94 and the Mortgage Tax Deed Tax 50 has been paid. 199

Conrad M. Fowler Judge of Probate