

State of Alabama

Shelby

County

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of OneThousand and no/100-----

DOLLARS

to the undersigned grantor Henry G. Foster and wife, Minnie Belle Foster

in hand paid by Quinby C. Sullivan and Lola Sullivan

the receipt whereof is acknowledged we the said
Henry G. Foster and wife, Minnie Belle Foster

do grant, bargain, sell and convey unto the said
Quinby C. Sullivan and Lola Sullivan

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

Shelby

County, Alabama, to-wit:

Beginning at the northeast corner of the SW $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Section 35, Township 21, Range 1 West, running thence west 450 feet to the northeast corner of a tract owned by Thomas Lane; thence south along east boundary of said tract 442 feet to a public roadway; thence easterly along said roadway approximately 455 feet to the east boundary line of said SW $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Section 35; thence north along said boundary 390 feet to point of beginning. Comprising 5.2 acres, more or less, Less right of way for County road, known as Egg and Butter road running along east side of above described tract.

TO HAVE AND TO HOLD Unto the said Quinby C. Sullivan and Lola Sullivan

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 seal, s

this 5th day of August, 1961.

WITNESSES:

Henry G. Foster (Seal.)
Minnie Belle Foster (Seal.)
(Seal.)
(Seal.)

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RETURN TO:

Henry G. and Minnie Belle Foster

TO

Quincy C. and Lola Sullivan

1601 Baughhead Highway
Mendota, Ill.

WARRANTY DEED

JOINT WITH RIGHT OF SURVIVORSHIP

THIS FORM FROM
TITLE GUARANTEE & TRUST CO.
TITLE INSURANCE — ABSTRACT
TRUSTS
BIRMINGHAM, ALABAMA

1.45
1.50
1.10
3.05 PD

State of ALABAMA
SHELBY COUNTY

I, *Martha S. Joiner*

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

hereby certify that Henry G. Foster and wife, Minnie Belle Foster
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 5th day of August, 1961

Martha S. Joiner
Notary Public.

STATE OF ALA. SHELBY CO.
I CERTIFY THIS INSTRUMENT
WAS FILED ON 8-5-61
RECORDED & MTG. TAX
& \$5.00 DEED TAX HAS BEEN
PD. ON THIS INSTRUMENT.
Conrad H. Fowler
JUDGE OF PROBATE

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