

1500

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

State of Alabama

SHELBY County

1355

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of TWO HUNDRED DOLLARS & other good and valuable consideration ~~DOLLARS~~

to the undersigned grantors Earl J. Standifer and wife, Nuna Standifer; Kenneth L. Standifer and wife, Irene Standifer

in hand paid by Marie Ann K. Oesterling and Sue Ann Oesterling

the receipt whereof is acknowledged we the said Earl J. Standifer and Nuna Standifer; Kenneth L. Standifer and Irene Standifer

do grant, bargain, sell and convey unto the said Marie Ann K. Oesterling and Sue Ann Oesterling

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

Shelby County, Alabama, to-wit:

Lot 24 in Block 5, Arden Subdivision, according to Arden Subdivision to the Town of Montevallo, Alabama, subject to the restrictions and covenants heretofore made by the Montevallo Development Company in the use of said lands heretofore made and which is shown of record in Deed Book 139, on page 269 in the office of the Judge of Probate of Shelby County, Alabama.

TO HAVE AND TO HOLD Unto the said Marie Ann K. Oesterling and Sue Ann Oesterling

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,

this 13 day of December, 1961.

WITNESSES:



Earl J. Standifer (Seal.)
Nuna Standifer (Seal.)
Kenneth L. Standifer (Seal.)
Irene Standifer (Seal.)

BOX 218 PAGE 621

RETURN TO: #1 *Helvia*
(Earl J. Standifer)

TO

WARRANTY DEED
JOINT WITH RIGHT OF SURVIVORSHIP

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

1.45
1.65
4.60

State of ALABAMA }
SHELBY COUNTY }

I, **L.G. Nunnally, Sr** a Notary Public in and for said County, in said State,
hereby certify that Earl J. Standifer and Nuna Standifer; Kenneth L. Standifer and Irene Standifer
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 13 day of December, 1961.

L.G. Nunnally Sr
Notary Public.



STATE OF ALA. SHELBY CO.
I CERTIFY THIS INSTRUMENT
WAS FILED ON 12-18-61
RECORDED & \$ 1.50 INTG TAX
& \$ 1.50 TAX HAS BEEN
PD. ON THIS INSTRUMENT.
Conrad M. Fowler
JUDGE OF PROBATE

BOOK 218 PAGE 622