

State of Alabama

SHELBY County

2508
KNOW ALL MEN BY THESE PRESENTS,

That in consideration of SEVENTEEN THOUSAND, EIGHT HUNDRED AND NO/100 DOLLARS

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

in hand paid by Nelson C. Sommer and wife, Ella Sommer

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 Nelson C. Sommer and Ella Sommer

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

Shelby

County, Alabama, to-wit:

Lot 21 in Block 2 and Lot 22 in Block 2, EXCEPT that portion of Lot 22 sold to Charles U. Pierson, Sr., Bessie C. Pierson and Charles U. Pierson, Jr., as described in Warranty Deed recorded in Deed Book 196, page 482 in the Probate Office of Shelby County, Alabama, all according to Sector Two of the Resurvey of George's Subdivision of Keystone, according to map thereof recorded in Map Book 4, page 11, in said Probate Office of Shelby County, Alabama, MINERAL AND MINING RIGHTS EXCEPTED. Above lots are conveyed SUBJECT to any protective covenants and restrictions of record in said Probate Office of Shelby County, Alabama.

Subject to Transmission line permit to Alabama Power Co. recorded in Deed Book 203, page 238 in Probate Office of Shelby County, Alabama; and transmission line permit to Alabama Power Company dated Feb. 12, 1957, recorded in Deed Book 187, page 53 in Probate Office of Shelby County, Alabama.

TO HAVE AND TO HOLD Unto the said Nelson C. Sommer and wife, Ella Sommer,

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 hand and seal,
this 24th day of February, 1962.

WITNESSES:

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

RETURN TO: # 8922
RETURN TO
511 SO. 20TH ST. BIRMINGHAM, ALA.

WARRANTY DEED
JOINT WITH RIGHT OF SURVIVORSHIP

TO

Conrad

Standifer

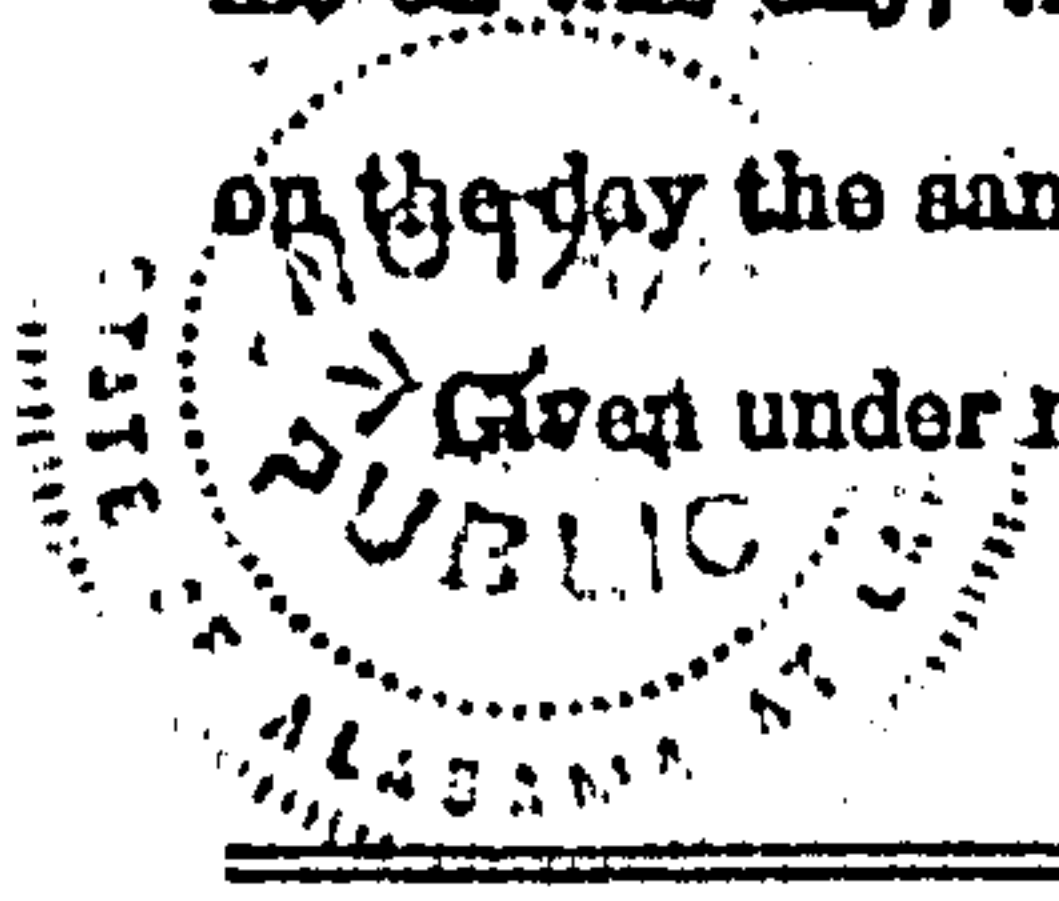
THIS FORM FROM
TITLE GUARANTEE & TRUST CO.
TITLE INSURANCE — ABSTRACTS
TRUSTS
BIRMINGHAM, ALABAMA

State of ALABAMA
SHELBY COUNTY

I, *L. James Brasher*

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

hereby certify that Earl J. Standifer and ^{wife} Nuna Standifer; Kenneth L. Standifer and ^{wife} 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.

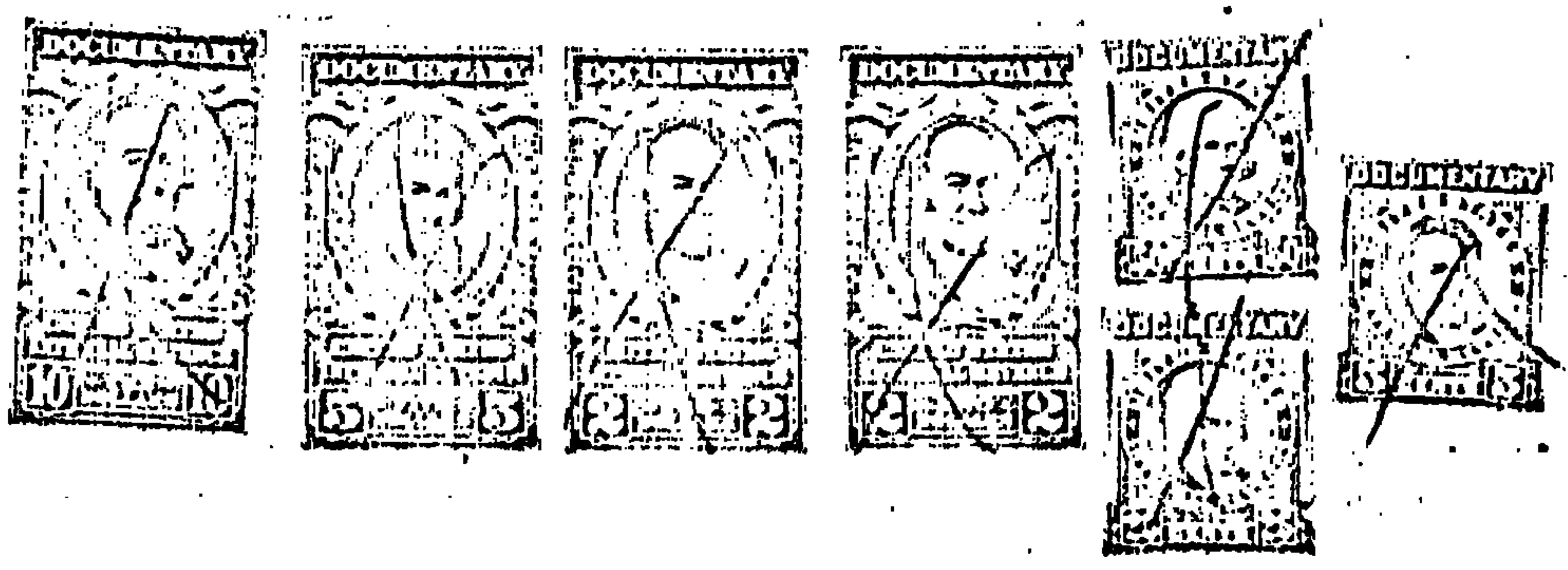


Given under my hand and official seal this 24th day of February, 1962.

L. James Brasher

Notary Public.

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STATE OF ALA. SHELBY CO.
I CERTIFY THIS INSTRUMENT
WAS FILED ON 2-28-62
RECORDED & S. TAX
& S. TAX HAS BEEN
PD. ON THIS INSTRUMENT.
Conrad M. Fowler
JUDGE OF PROBATE