

THIS INSTRUMENT PREPARED BY:

NAME: James J. Odom, Jr.
ADDRESS: 620 North 22nd Street
Birmingham, Alabama

19751107000062490 1/2 \$.00
Shelby Cnty Judge of Probate, AL
11/07/1975 12:00:00AM FILED/CERT

CORPORATION WARRANTY DEED
JOINT WITH SURVIVORSHIP

Alabama Title Co., Inc.

BIRMINGHAM, ALA.

State of Alabama

SHELBY

COUNTY;

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of

Fifty-six Thousand and No/100 See Mtg 350 - 193 -----Dollars
to the undersigned grantor, Executive Homes
a corporation, in hand paid by Paul G. Sumners and Gwendolyn B. Sumners
the receipt whereof is acknowledged, the said Executive Homes

does by these presents, grant, bargain, sell, and convey unto the said

Paul G. Sumners and Gwendolyn B. Sumners

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

Shelby

County, Alabama, to-wit:

Lot 18, according to the survey of Homestead, First Sector, as recorded in Map
Book 6, Page 9, in the Probate Office of Shelby County, Alabama.

SUBJECT TO: (1) Current taxes; (2) A 35 foot building line; 5 foot easement on rear
and 10 foot easement on east side as shown by recorded map; (3) Easement to Alabama
Power Company recorded in Volume 129, Page 561; Vol. 179, Page 370; Vol. 185,
Page 131 and Vol. 187, Page 363; (4) Easement to Alabama Power Company recorded in
Misc. Vol. 7, Page 207; (5) Easement to Alabama Power Company and Southern Bell
Telephone and Telegraph Co. recorded in Vol. 283, Page 7; (6) Restrictions contained
in Misc. Vol. 7, Page 2 and Misc. Vol. 7, Page 206; (7) Easement to Southern Bell
Telephone and Telegraph Company recorded in Vol. 285, Page 365; (8) Mineral and
mining rights and rights incident thereto recorded in Vol. 4, Page 376.

\$ 42,000.00 of the purchase price recited above was paid from a mortgage loan
closed simultaneously herewith.

TO HAVE AND TO HOLD Unto the said Paul G. Sumners and Gwendolyn B. Sumners
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 said Executive Homes

does for itself, its successors

and assigns, covenant with said Paul G. Sumners and Gwendolyn B. Sumners, their
heirs and assigns, that it is lawfully seized in fee simple of said premises, that they are free from all encumbrances,
that it has a good right to sell and convey the same as aforesaid, and that it will, and its successors and assigns
shall, warrant and defend the same to the said Paul G. Sumners and Gwendolyn B. Sumners, their
heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, The said Executive Homes

signature by Jerome H. Billings

has hereunto set its
its Vice President,

who is duly authorized, and has caused the same to be attested by its Secretary,
on this 3rd day of November, 1975,

ATTEST:

EXECUTIVE HOMES

By

Jerome H. Billings Vice President

Secretary.

SHANNON, HARRISON, GEORGE, REAL ESTATE BROKER
620 North 2nd Street
Birmingham, Alabama 35203

TO

CORPORATION

WARRANTY DEED

THIS FORM FURNISHED BY

ALABAMA TITLE COMPANY, INC.

AGENTS FOR

LOUISVILLE TITLE INSURANCE CO.

615 No. 21st Street Birmingham, Ala.

14⁰⁰
300-

State of Alabama

JEFFERSON

COUNTY;

I, the undersigned, a Notary Public in and for said county in said state, hereby certify that **Jerome H. Billings**, whose name as **Vice President of the Executive Homes** a corporation, is signed to the foregoing conveyance. and who is known to me, acknowledge before me on this day that being informed of the contents of the conveyance, he, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation.

Given under my hand and official seal, this the 3rd day of November, 1975.

Notary Public



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STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED

1975 NOV -7 AM 8:21

Conrad H. Johnson
JUDGE OF PROBATE

BOOK 295 PAGE 424