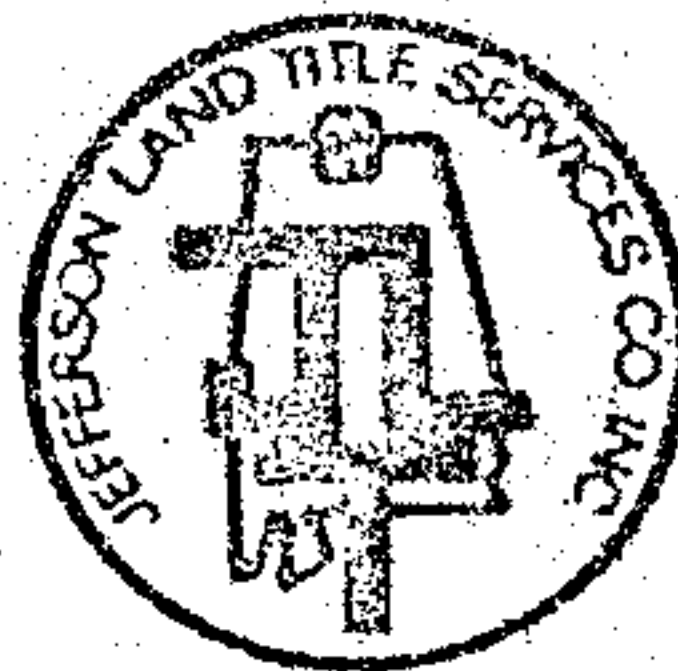


This instrument was prepared by

(Name) Michael A. Newsom  
(Address) 2010 City Federal Building  
Birmingham, Al. 35203



Jefferson Land Title Services Co., Inc.  
316 21ST NORTH • P.O. BOX 10481 • PHONE (205) 328-0020  
BIRMINGHAM, ALABAMA 35201  
AGENTS FOR  
Mississippi Valley Title Insurance Company

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR-

8812

STATE OF ALABAMA

KNOW ALL MEN BY THESE PRESENTS,

Shelby COUNTY

That in consideration of Fifty Eight Thousand and no/100 (\$58,000.00) DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we, Ernst A. Gunnarson and wife, Iduma L. Gunnarson

(herein referred to as grantors) do grant, bargain, sell and convey unto

Carl Wilson King and wife, Edna W. King

(herein referred to as GRANTEES) for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, together with every contingent remainder and right of reversion, the following described real estate situated in Shelby County, Alabama to-wit:

Tract 8, according to the map and survey of Chelsea Estates, as recorded in Map Book 5, Page 61, in the Probate Office of Shelby County, Alabama.  
Mineral and mining rights excepted. Situated in Shelby County, Alabama  
Subject to: Lien of all taxes for the year 1978 and thereafter.  
Subject to: Building setback line and easements as shown by recorded plat,  
Subject to: Title to all minerals within and underlying the premises, together with all mining rights and other rights, privileges and immunities, relating thereto.  
Subject to: Restrictive covenants as recorded in Misc. Volume 1, page 803, in the Probate Office of Shelby County, Alabama.  
Subject to: Right of way to Alabama Power Company as recorded in Deed Book 266, Page 229, in the said Probate Office.

\$58,000.00 of the above recited price was paid from the proceeds of a mortgage loan closed simultaneously with this deed.



19780313000030960 1/1 \$.00  
Shelby Cnty Judge of Probate, AL  
03/13/1978 12:00:00AM FILED/CERT

TO HAVE AND TO HOLD to the said GRANTEES for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, and to the heirs and assigns of such survivor forever, together with every contingent remainder and right of reversion.

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that I (we) have a good right to sell and convey the same as aforesaid; that I (we) will and my (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(s) and seal(s), this 10th day of March 1978.

WITNESS:

STATE OF ALA. SHELBY CO.  
I CERTIFY IN (Seal)  
INSTRUMENT WAS FILED

1978 MAR 13 AM 10:54

JUDGE OF PROBATE

Ernst A. Gunnarson (Seal)

Iduma L. Gunnarson (Seal)

(Seal)

STATE OF ALABAMA  
Jefferson COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Ernst A. Gunnarson and wife, Iduma L. Gunnarson 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 10 day of March A. D., 1978

JEFFERSON FEDERAL SAVINGS & LOAN ASSOCIATION

JEFFERSON FEDERAL BUILDING

215 NORTH 21ST STREET

Notary Public.