

THIS INSTRUMENT PREPARED BY:

NAME: James J. Odom, Jr.
620 North 22nd Street
ADDRESS: Birmingham, Alabama 35203

19780505000054660 1/2 \$.00
Shelby Cnty Judge of Probate, AL
05/05/1978 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

Forty-four Thousand, Five Hundred and No/100 Dollars,

to the undersigned grantor, Burnett Building Service, Inc.
a corporation, in hand paid by Robert Ellsworth Genry and Margaret A. Genry,
the receipt whereof is acknowledged, the said
Burnett Building Service, Inc.

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

Robert Ellsworth Genry and Margaret A. Genry,
as joint tenants, with right of survivorship, the following described real estate, situated in

Shelby County, Alabama, to-wit:

Lot 7, of Block 2, of Mountain View Estates Subdivision, as recorded in Map Book 4,
Page 19, in the Office of the Judge of Probate of Shelby County, Alabama.
Situated in Shelby County, Alabama.

SUBJECT TO: 1) Current taxes; 2) Restrictive covenants and conditions filed for record
on January 23, 1958, in Deed Book 191, Page 221, in Probate Office; 3) Mineral and
mining rights excepted from the West 990 feet of the N $\frac{1}{2}$ of SE $\frac{1}{4}$ of SW $\frac{1}{4}$ of Sec. 34, Twp. 20
South, Range 3 West, as reserved in Deed Book 70, Page 88; 4) Transmission line permits
to Alabama Power Co. recorded in Deed Book 134, Page 360; Deed Book 134, Page 363;
Deed Book 198, Page 495; and Deed Book 228, Page 798, in Probate Office; 5) Right of way
deed to Shelby County, recorded in Deed Book 155, Page 549; 6) The South 10 feet of the
lots is subject to an easement for drainage and utilities, as shown by map or plat of said
subdivision, recorded in Map Book 4, Page 19, in Probate Office; 7) Permit to Alabama
Power Co. and South Central Bell, recorded in Deed Book 310, Page 211, in Probate Office.

\$44,500.00 of the purchase price recited above was paid from a mortgage loan closed
simultaneously herewith.

TO HAVE AND TO HOLD Unto the said Robert Ellsworth Genry and Margaret A. Genry,
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 Burnett Building Service, Inc. does for itself, its successors
and assigns, covenant with said Robert Ellsworth Genry and Margaret A. Genry, 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

Robert Ellsworth Genry and Margaret A. Genry, their
heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, The said

Burnett Building Service, Inc. has hereunto set its
signature by Marvin Burnett its President,
who is duly authorized, and has caused the same to be attested by its Secretary,
on this 2nd day of May, 1978.

ATTEST:

BURNETT BUILDING SERVICE, INC.

Secretary.

ODOM, MAY & DEBUYS

ATTORNEYS PROFESSIONAL ASSOCIATION

P.O. BOX 2605

BIRMINGHAM, ALABAMA 35202

By Marvin Burnett
Marvin Burnett Vice President

6201 NORTH 2ND STREET
BIRMINGHAM, ALABAMA 35203

6201 NORTH 2ND STREET
BIRMINGHAM, ALABAMA 35203

TO

CORPORATION

WARRANTY DEED

THIS FORM FURNISHED BY
ALABAMA TITLE COMPANY, INC.

615 No. 21st Street
Birmingham, Ala.

State of Alabama
JEFFERSON COUNTY;

I, the undersigned, a Notary Public in and for said county in said state, hereby certify that Marvin Burnett, whose name as President of the Burnett Building Service, Inc., 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 2nd day of May, 1978.

[Signature]
Notary Public

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
1978 MAY -5 PM 2:31

Thomas A. Snowdon, Jr.
JUDGE OF PROBATE

Rec. 3.00
Index 1.00
4.00

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BOOK 311 PAGE 978