

SEND TAX NOTICE TO:

(Name) J. Keith Stahlhut and Patricia G. Stahlhut  
(Address) 213 Marwood Drive  
Birmingham, AL 35243

This instrument was prepared by

(Name) James E. Vann, Attorney at Law

(Address) 1707 City Federal Building, Birmingham, AL 35203

Form 1-1-7 Rev. 5/82  
CORPORATION FORM WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP - LAWYERS TITLE INSURANCE CORPORATION, Birmingham, Alabama

STATE OF ALABAMA  
COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS.

That in consideration of One Hundred Forty-three Thousand Five Hundred Nine (\$143,509.00) Dollars, \$130,250 of which is being paid by the execution of a purchase money mortgage.

to the undersigned grantor, DKM Enterprises, Inc. a corporation,  
(herein referred to as GRANTOR), in hand paid by the GRANTEES herein, the receipt of which is hereby acknowledged, the said GRANTOR does by these presents, grant, bargain, sell and convey unto

J. Keith Stahlhut and Patricia G. Stahlhut  
(herein referred to as GRANTEES) as joint tenants, with right of survivorship, the following described real estate, situated in Shelby County, Alabama, to-wit:

Lot 34, according to the survey of Marwood, 2nd Sector, as recorded in Map Book 10, Page 16, in the Probate Office of Shelby County, Alabama; Mineral and mining rights excepted.

This conveyance is made subject to the following:

1. Ad valorem taxes for the year 1987 which are a lien but which are not due and payable until October 1, 1987.
2. Building setback line of 35 feet reserved from Marwood Drive as shown by plat.
3. Public utility easements as shown by recorded plat, including a 10 foot easement on the Southeasterly side.
4. Restrictions, covenants and conditions as set out in instrument recorded in Real 84, Page 497, in Probate Office.
5. Transmission Line Permit to Alabama Power Company as shown by instrument recorded in Deed Book 102, Page 53, and Deed Book 102, Page 54, in Probate Office.
6. Agreement with Alabama Power Company as to underground cables recorded in Real 89, Page 972, and covenants pertaining thereto recorded in Real 89, Page 975, in Probate Office.
7. Title to all minerals within and underlying the premises, together with all mining rights and other rights, privileges and immunities relating thereto, including rights conveyed in Deed Book 327, Page 553, in Probate Office.

BOOK 145 PAGE 332

TO HAVE AND TO HOLD Unto the said GRANTEES 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 does not survive the other, then the heirs and assigns of the grantees herein shall take as tenants in common. And said GRANTOR does for itself, its successors and assigns, covenant with said GRANTEES, their heirs and assigns, that is lawfully seized in fee simple of said premises, that they are free from all encumbrances, unless otherwise noted above, 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 GRANTEES, their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR, by its  
who is authorized to execute this conveyance, has hereto set its signature and seal, this the

President, W.B. Doyle 7th day of August 1987.

ATTEST:

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

DKM ENTERPRISES, INC.

By W.B. Doyle President

STATE OF ALA. SHELBY CO.  
1987 AUG 12 AM 8:57  
COUNTY OF JEFFERSON  
JUDGE OF PROBATE

Secretary

- 1. Deed Tax \$ 1350
- 2. Mtg. Tax
- 3. Recording Fee 250
- 4. Indexing Fee 100

TOTAL 1700

a Notary Public in and for said County in said

I, the undersigned  
State, hereby certify that W.B. Doyle  
whose name as  
a corporation, is signed to the foregoing conveyance, and who is known to me, acknowledged 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,

DKM Enterprises, Inc.

Given under my hand and official seal, this the

7th day of August 1987.

James E. Vann Notary Public