

SEND TAX NOTICE TO:

(Name) Karl Zeitz
P.O. Box 245
(Address) Shelby, AL 35143

This instrument was prepared by

(Name) James A. Holliman
(Address) 1610 4th Avenue North Bessemer AL 35020

Form 1-1-5 Rev. 5/82

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP - LAWYERS TITLE INSURANCE CORPORATION, Birmingham, Alabama

STATE OF ALABAMA }
JEFFERSON COUNTY } ¹⁵⁴³ KNOW ALL MEN BY THESE PRESENTS,

That in consideration of EightyThree Thousand Five Hundred Seventy Two and 93/100----- DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,
Nobie Jean Davidson, an unmarried woman; Myra Nell Welch, a married woman; Elvie Benson, an
unmarried woman; Bertie Argo, an unmarried woman; and Gladys Seale, an unmarried woman

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

Karl Zeitz and Betty Zeitz

(herein referred to as GRANTEES) as joint tenants, with right of survivorship, the following described real estate situated in

Shelby County, Alabama to-wit:

The North 1/2 of the SW 1/4 and the SE 1/4 of the SW 1/4 of Section 16,
Township 22, Range 1 West, Shelby County, Alabama. LESS AND EXCEPT any
part within the right of way of a public road.

Subject to:

1. Taxes for the year 1989.
2. Right-of-way to Shelby County, Alabama, as recorded in Deed Book 264,
Page 652.
3. Timber Deed to S & S Forest Products, as recorded in Book 24,
Page 11.

NOTE: The property conveyed herein does not constitute the homestead
of Myra Nell Welch or her spouse.

Myra Nell Welch is one and the same person as Myra Nell Welsh.

1. Deed Tax \$ 84.00
2. Mtg. Tax
3. Recording Fee 2.50
4. Indexing Fee 5.00
TOTAL 91.50

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
89 APR 28 AM 10:06
Thomas A. Jones
JUDGE OF PROBATE

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 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 26th

day of April, 19 89

XXXXXXX

Nobie Jean Davidson (Seal)

Nobie Jean Davidson

Elvie Benson (Seal)

Elvie Benson

Myra Nell Welch (Seal)

Myra Nell Welch

STATE OF ALABAMA

JEFFERSON COUNTY }

Bertie Argo (Seal)
Bertie Argo

Gladys Seale (Seal)

Gladys Seale

Gladys Seale (Seal)

I, the undersigned, a Notary Public in and for said County, in said State,
hereby certify that Nobie Jean Davidson, an unmarried woman; Myra Nell Welch, a married woman; Elvie
unmarried woman; Bertie Argo, an unmarried woman; and Gladys Seale, an
whose name 82 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 26th day of April, A.D., 19 89

James A. Holliman

BOOK 236 PAGE 251