

SEND TAX NOTICE TO:

(Name) Dr. Kenneth Lee Elmer

(Address) 833 Princeton Ave. S.W.
B-ham, AL 35211

This instrument was prepared by

(Name) Michael T. Atchison, Attorney at Law

(Address) P.O. Box 822 Columbiana, Al. 35051

Form 1-1-5 Rev. 5/82

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

STATE OF ALABAMA

Shelby

COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Fifty Five Thousand and no/100 ----- DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,

Sammy Virciglio and wife, Julie Virciglio

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

Dr. Kenneth Lee Elmer and Julie H. Elmer

(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 49, according to the survey of Heatherwood, 4th Sector, 1st Addition,
as recorded in Map Book 11, Pages 32 and 33 in the Probate Office of
Shelby County, Alabama. Situated in Shelby County, Alabama.

SUBJECT TO:

Set Back lines and easements as shown on recorded map.

Permit to Alabama Power Company as recorded in Deed Book 318, Page 16 in Probate Office.

Restrictive covenants and conditions as recorded in Real Book 142, Page 51 and as amended
in Real Book 146, Page 237 in Probate Office.

Easement as to underground cables as recorded in Real Book 145, Page 707

Agreement with Alabama Power Company as recorded in Real Book 145, Page 715.

Permit to Alabama Power Company recorded in Real Book 236, Page 960

Release of damages as shown in deed recorded in Real Book 149, Page 56

Title to minerals underlying caption lands with mining rights and privileges
belonging thereto as reserved in Real Book 149, Page 56.

Inst # 1993-15643

06/01/1993-15643
11:32 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 NCD 61.50

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 May, 19 93

WITNESS:

(Seal)

(Seal)

(Seal)

Sammy Virciglio (Seal)
Julie Virciglio (Seal)

STATE OF ALABAMA

Shelby

COUNTY

I, the undersigned authority, a Notary Public in and for said County, in said State,
hereby certify that Sammy Virciglio and Julie Virciglio

whose name 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 May, A. D., 19 93

Shawn, Gillon

James W. Cloud
Notary Public.
My Commission Expires Dec 25 1995