

This instrument was prepared by:  
Sidney C. Summey, Attorney  
2112 - 11th Avenue South  
Suite 219  
Birmingham, Alabama 35205

SEND TAX NOTICE TO:  
James N. Lloyd  
930 4th Avenue SW  
Alabaster, AL 35007

**QUITCLAIM DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP**

STATE OF ALABAMA)

) KNOW ALL MEN BY THESE PRESENTS,  
JEFFERSON COUNTY)

That in consideration of ten and no/100 (\$10.00) DOLLARS and other good and valuable consideration to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we, Walter Clark and wife, Gail Clark (herein referred to as grantors) do grant, bargain, sell, quit and convey unto James Lloyd and Elizabeth R. Lloyd (herein referred to as GRANTEES) as joint tenants with right of survivorship, any interest we may have in the following described real estate situated in Shelby County, Alabama, to-wit:

Any and all mineral or mining rights which we may own in Lots 2 and 3, according to the Survey of Cedar Grove Estates, as recorded in Map Book 7, Page 91, in the Office of the Probate Judge of Shelby County, Alabama; and

any interest we may own in the fee of the west 17.65 feet of Lot 3, according to the Survey of Cedar Grove Estates, as recorded in Map Book 7, Page 91, in the Office of the Probate Judge of Shelby County, Alabama.

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.

IN WITNESS WHEREOF, We have hereunto set our hand(s) and seal(s),  
this 27<sup>th</sup> day of November, 1995.

WITNESS:

_____ (Seal)	<u>Walter D. Clark</u> (Seal)
_____ (Seal)	<u>Walter Clark</u>
_____ (Seal)	<u>Gail Clark</u> (Seal)
_____ (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 Walter Clark and wife, Gail Clark 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 27<sup>th</sup> day of November A.D., 1995.

[Signature]  
Notary Public  
My Commission Expires:

My Commission Expires September 16, 1997

Inst # 1995-35155

1995-35155  
12/07/1995-35155  
01:49 PM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
001 SMA 10.50