

**WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR**

This instrument was prepared by:

Send tax notice to:  
George Nelson  
184 Gilmore Nick Circle  
Montevallo, AL 35115

**STATE OF ALABAMA  
COUNTY OF SHELBY**

Know All Men by These Presents: That in consideration of Five Thousand Dollars (\$5,000.00) to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt where is acknowledged, I or we, MABLE MARIDY, LOEVA NELSON, GEORGE NELSON, BETTY NELSON & VICTORIA NELSON (herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto GEORGE NELSON & VICTORIA NELSON (herein referred to as grantee, whether one or more), the following described real estate, situated in **Shelby County, Alabama**, to wit:

**LOT 3 BLOCK 1 MAP OF ALMONT AS RECORDED IN MAP BOOK 3 PAGE 3 NABOR'S ADDITION  
LOCATED IN SECTION 20 TOWNSHIP 22 RANGE 3 WEST**

**Loeva Nelson was the only surviving heir of Mable Maridy who died intestate 1978 or there about.  
Loeva Nelson dies intestate November 2005 or there about and Betty Nelson died intestate May 2003 or there about.**


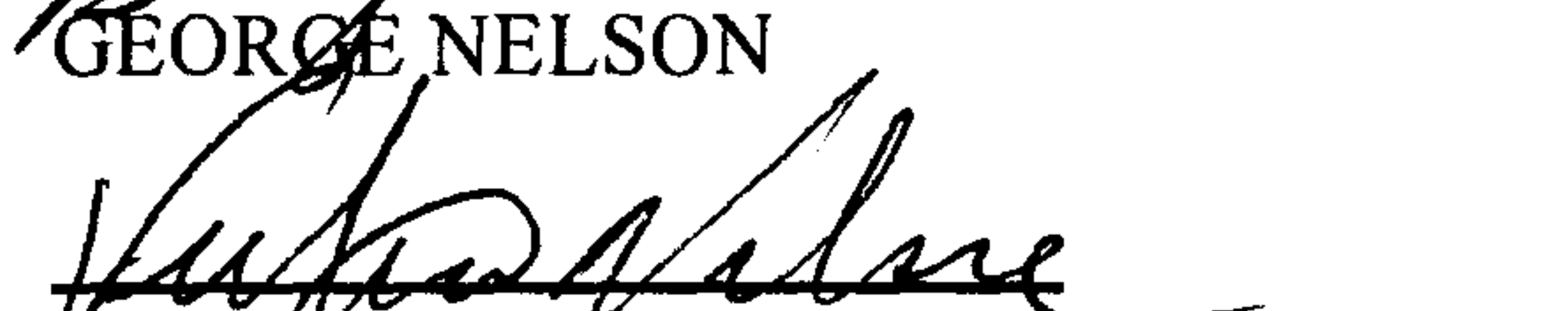
**SEE ATTACHED EXHIBIT A**

**BILL OF SALE DATED JANUARY 11, 1989**

To have and to Hold to the said grantee, 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 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 said grantee, his, her or 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 stated 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 grantee, his, her or their heirs and assigns forever, against the lawful claims of all persons.

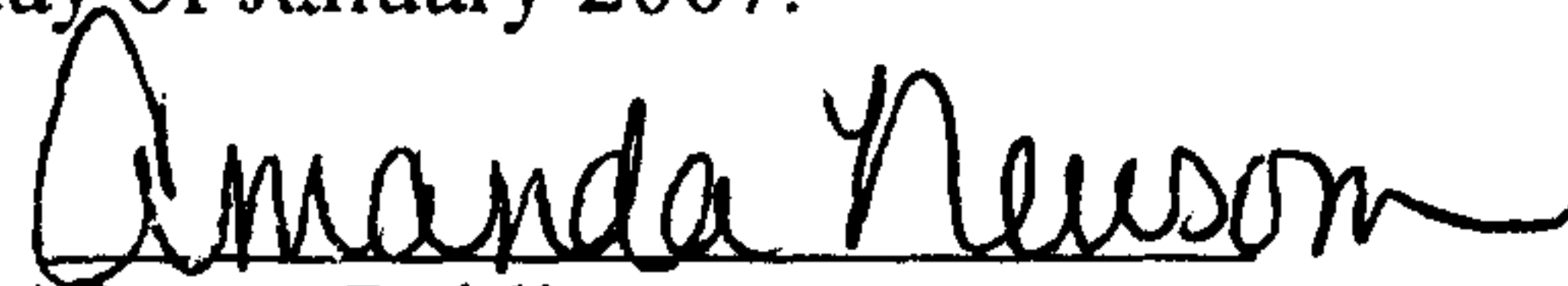
In Witness Whereof, I (we) have hereunto set my (our) hand(s) and seal(s) this the 23<sup>rd</sup> day of October, 2005.

  
GEORGE NELSON  
  
VICTORIA NELSON

**STATE OF ALABAMA  
COUNTY OF LAWRENCE**

I Amanda Newsom, a Notary Public in and for said County, in said State, hereby certify that GEORGE NELSON & VICTORIA NELSON whose name(s) 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 this conveyance, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 22<sup>nd</sup> day of January 2007.

  
Notary Public

My commission expires 06/18/08.

Shelby County, AL 01/22/2007  
State of Alabama

Deed Tax: \$5.00



THE STATE OF ALABAMA }  
SHELBY COUNTY }

BILL OF SALE

KNOW ALL MEN BY THESE PRESENTS, That

LOEVA NELSON

in consideration of

ONE

DOLLARS, to

paid by

George

NELSON

the receipt whereof is

Betty

NELSON

George NELSON

hereby acknowledge, do bargain, sell and deliver

to said

VICTORIA

George NELSON

Betty NELSON

the following goods and chattels, to wit:

ONLY

CP House

NELSON

Located ON back side of lot #3

Block #1

House + 8' x 11' 1/2"

PARCEL I.D. 27-4-20-2-001-046.000

James J. Willis

Witness my hand and seal this

11th

day of

June

1989

Executed in the presence of:

Walter L. Nelson

Loeva Nelson

(L. S.)

Notar. Commission Expires April 5, 1990

RECORDER'S MEMORANDUM  
At the time of recordation, this instrument was found to be inadequate for the best photographic reproduction.

20070122000032050 2/2 \$22.00  
Shelby Cnty Judge of Probate, AL  
01/22/2007 10:54:40AM FILED/CERT