

State of Alabama

Shelby

County

Know All Men By These Presents.

That in consideration of One Thousand Two Hundred and No/100(\$1,200.00) DOLLARS

to the undersigned grantors, Ollie Pardue and wife, Betty Pardue

in hand paid by Jewel Frances Abbott and husband, E. J. Abbott

the receipt whereof is acknowledged we the said Ollie Pardue and wife, Betty Pardue

do grant, bargain, sell and convey unto the said Jewel Frances Abbott and husband, E. J. Abbott

as joint tenants, with right of survivorship, the following described real estate; situated in

Shelby County, Alabama, to-wit:

Commence at the SW corner of the SW $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 35, Township 19 South, Range 2 East, Shelby County, Alabama; thence proceed East along the South boundary of said section for a distance of 1540.7 feet to a point that is 30 feet at right angles from the center of the Chancellor's Ferry Road; thence turn an angle of 121 deg. 33' to the left and proceed North 32 deg. 27' West along the Western boundary of said road for a distance of 883.43 feet; thence turn an angle of 99 deg. 20' to the left and proceed South 48 deg. 13' West for a distance of 152 feet to a point; from this point continue South 48 deg. 13' West for a distance of 150 feet; thence turn an angle of 97 deg. 47' to the right and proceed North 34 deg. 00' West for a distance of 261.2 feet; thence turn an angle of 69 deg. 44' to the right and proceed North 35 deg. 44' East for a distance of 150 feet; thence turn to the left and run in a Northwesterly direction parallel to the Southern boundary of U. S. Highway No. 280 and along the Northern boundary of property of grantors a distance of 180 feet to the point of beginning of the tract herein conveyed; thence continue in the same direction a distance of 100 feet to a point; thence turn to the left and run perpendicular to the Southern boundary of U. S. Highway No. 280 150 feet to a point; thence turn to the left and run in a Southeasterly direction parallel to the Southern boundary of U. S. Highway No. 280 a distance of 100 feet to a point; thence turn to the left and run in a Northeasterly direction a distance of 150 feet more or less to point of beginning.

TO HAVE AND TO HOLD Unto the said Jewel Frances Abbott and husband, E. J. Abbott

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 grantee does not survive the other, then the heirs and assigns of the grantees herein shall take as tenants in common.

And we do, for ourselves and for our heirs, executors and administrators, covenant with the said grantees, their heirs and assigns, that we are lawfully seized in fee simple of said premises; that they are free from all encumbrances;

that we have a good right to sell and convey the same as aforesaid; that we will, and 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 hands and seals,

this 19th day of April, 1971

WITNESSES:

Millard W. Lawrence
As to Both

x *Ollie Pardue* (Seal.)x *Betty Pardue* (Seal.)

(Seal.)



19740305000010510 1/2 \$.00
 Shelby Cnty Judge of Probate, AL
 03/05/1974 12:00:00 AM FILED/CERT

(Seal.)

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E. J. Abbott
J. J. Boyd
Nashville

Ollie Pardue and wife,

Betty Pardue

TO

Jewel Frances Abbott and husband,

E. J. Abbott

WARRANTY DEED

JOINT GRANTEES WITH SURVIVORSHIP

STATE OF ALABAMA,

County.

1.50
1.45
2.95

Office of the Judge of Probate

I hereby certify that the within deed was

filed in this office for record on the

day of 19

at o'clock M, and was duly re-

corded in Volume of Deeds

at page, and examined.

Judge of Probate:

State of ~~ALABAMA~~ ALABAMA

TALLADEGA

COUNTY

I, Millard W. Lawrence, a Notary Public in and for said County, in said State, hereby certify that Ollie Pardue and wife, Betty Pardue, 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 19th day of April, 1971 19

As Notary Public

State of

COUNTY

I, a Notary Public in and for said County, in said State, do hereby certify that on the day of 19, came before me known to me the within named who, being examined to be the wife of the within named who, being examined separate and apart from the husband touching her signature to the within conveyance, acknowledged that she signed the same of her own free will and accord, and without fear, constraints, or threats on the part of the husband.

Given under my hand and official seal this the day of 19

As Notary Public



19740305000010510 2/2 \$.00
Shelby Cnty Judge of Probate, AL
03/05/1974 12:00:00 AM FILED/CERT

U.C.C. FILE NUMBER OR
BK. & PAGE AS SHOWN ABOVE
JUDGE OF PROBATE

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
74 MAR - 5 PM 2:02

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