

3978

Value of \$700.00

WARRANTY DEED JOINT WITH RIGHT OF SURVIVORSHIP—TITLE GUARANTEE & TRUST CO., BIRMINGHAM, ALA.

State of Alabama

SHELBY

County

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Ten (\$10.00) Dollars and other good and valuable consideration. Sam O. Cox and wife Mary Cox, Oscar L. Cox and wife Hattie Cox, Will Cox and wife Annis Cox, Gus Cox and wife Nellie Cox, Sidney R. Cox and wife Clara Cox, Carl L. Cox and wife Flora Cox and Ethel Cox Owen and husband E. H. Owen in hand paid by

James E. Cox and wife Orpha M. Cox

the receipt whereof is acknowledged we the said Sam O. Cox and wife Mary Cox, Oscar L. Cox and wife Hattie Cox, Will Cox and wife Annis Cox and Gus Cox and wife Nellie Cox, Sidney R. Cox and wife Clara Cox, Carl L. Cox and wife Flora Cox and Ethel Cox Owen and husband E. H. Owen

do grant, bargain, sell and convey unto the said

James E. Cox and wife Orpha M. Cox

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

SHELBY

County, Alabama, to-wit:

An undivided one half interest in and to the following described real estate, to wit:

The Northwest quarter (NW $\frac{1}{4}$) of Southeast Quarter (SE $\frac{1}{4}$) and the Northeast Quarter (NE $\frac{1}{4}$) of the Southeast Quarter (SE $\frac{1}{4}$), Section 17, Township 19, Range 2 West.

TO HAVE AND TO HOLD Unto the said James E. Cox and wife Orpha M. Cox

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 seal, S

this day of , 1952.

WITNESSES:
Nellie Cox (Seal)
Sidney R. Cox (Seal)
Clara Cox (Seal)
Carl L. Cox (Seal)
Flora Cox (Seal)
Ethel Cox Owen (Seal)
E. H. Owen (Seal)

Sam O. Cox (Seal)
Mary Cox (Seal)
Oscar L. Cox (Seal)
Hattie Cox (Seal)
Will Cox (Seal)
Annis Cox (Seal)
Gus Cox (Seal)

State of CALIFORNIA
San Diego COUNTYI, E. H. Paul a Notary Public in and for said County, in said State,
hereby certify that Flora Coxwhose name is signed to the foregoing conveyance, and who is known to me, acknowledged before
me on this day, that, being informed of the contents of the conveyance she executed the same voluntarily
on the day the same bears date.Given under my hand and official seal this 24 day of July, 1952.E. H. Paul
Notary Public.
My Commission Expires June 19, 1955

STATE OF ALABAMA)

JEFFERSON COUNTY)

I, M. C. Croas, a Notary Public in and for said County,
in said State, hereby certify that Sam O. Cox and wife Mary Cox, Oscar
L. Cox and wife Mattie Cox, Will Cox and wife Annis Cox, Gus Cox and
wife Nellie Cox, Sidney R. Cox and wife Clara Cox, Carl L. Cox and
Ethel Cox Owen and husband E. H. Owen 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 22nd day of July, 1952.M. C. Croas
Notary Public.Filed in the office of the Probate Judge on the 7 day of Aug 52 at 10 o'clock A
and recorded in Deed Book 154 Page 329 this 7 day of Aug 19.
Deed Tax 1.00 Mortgage Tax has been paid.
L.C. Walker, Judge of Probate