

4251

Deed 116
pg 352

589

State of Alabama

SHELBY

County

Know All Men By These Presents,

That in consideration of ONE AND No/100-----DOLLARS

to the undersigned grantors G.W.Garnett and wife Wilcie Mae Garnett

in hand paid by Fox H.Busby and wife Lillie May Busby

the receipt whereof is acknowledged we the said G.W.Garnett and wife
Wilcie Mae Garnett

do grant, bargain, sell and convey unto the said Fox H.Busby and Lillie May Busby

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

Shelby

County, Alabama, to-wit:

Blocks 37 and 41 in the Town of South Calera according to Map duly made of said Twon and recorded in the office of Probte Judge of Chilton and Shelby Counties, containing Eleven (11) acres more or less, being the side of SE $\frac{1}{4}$ of the SW $\frac{1}{4}$, Section 11, Township 24, Range 13 East.

The NE $\frac{1}{4}$ of the SW $\frac{1}{4}$ of East Half of the South East quarter of the South West Quarter of Section 12, Township 24, Range 13 East. Containing 60 acres more or less.

This deed is given to correct an error in a previous deed under date of March 18th 1944 and recorded in Vol.116, Page 352, Record of Deeds, in the office of Probate Judge, Shelby County, Alabama.

TO HAVE AND TO HOLD Unto the said Fox H.Busby and Lillie May Busby

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 ouselves 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 29 day of April 1952

WITNESSES:

[Signature]

G W Garnett (Seal.)

Wilcie Mae Garnett (Seal.)

(Seal.)

(Seal.)

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State of

COUNTY

I, J Lee Cox, a Notary Public in and for said County, in said State, hereby certify that G.W. Garnett and wife Wilcie Mae Garnett 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 29 day of April 1952

J Lee Cox As Notary Public

State of

COUNTY

I, Elmore, a Notary Public in and for said County, in said State, do hereby certify that on the 29 day of April, 1952, came before me the within named Wilcie Mae Garnett known to me to be the wife of the within named G.W. Garnett 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 29 day of April 1952

J Lee Cox As Notary Public

Filed in the office of the Probate Judge on the 2 day of Apr 1952 at 8 o'clock PM
and recorded in Book 154 Page 589 this 3 day of Sept 1952.
Deed Tax Mortgage Tax has been paid.
L.C. Walker, Judge of Probate