

228

165 Federal Hwy

6M-7-50
REVISED 2-46

BOOK 162 PAGE 501

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 Two Thousand Five Hundred and no/100 (\$2,500.00) - - - - DOLLARS

to the undersigned grantors, Presley Tennyson and wife, Mavis Tennyson

in hand paid by Earl L. Bentley and wife,

the receipt whereof is acknowledged we the said Presley Tennyson and Mavis Tennyson

do grant, bargain, sell and convey unto the said Earl L. Bentley and

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

Shelby

County, Alabama, to-wit:

From right-of-way stone marked PT 852-156 on North side of Highway 91 in NW 1/4 of NE 1/4, Section 30, Township 19, Range 1 East, run South parallel with the North and South center line of Section 30 to a point of intersection with the South margin of Highway right-of-way; thence West along highway right-of-way 210 feet; thence South 420 feet; thence East at a right angle 210 feet; thence North at a right angle 420 feet to the point of beginning.

TO HAVE AND TO HOLD Unto the said Earl L. Bentley and

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,
this 17th day of January, 1953.

WITNESSES:

Mary Jo Willis
Jean Betancourt

Presley Tennyson (Seal.)
Mavis Tennyson (Seal.)
(Seal.)
(Seal.)

State of ALABAMA

SHELBY COUNTY

I, Sidney L. Fennell, a Notary Public in and for said County, in said State, hereby certify that Presley Tennyson and wife, Mavis Tennyson 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 2nd day of January, 1953.

Sidney L. Fennell
Notary Public.

State of ALABAMA

SHELBY COUNTY

I, Sidney L. Fennell, a Notary Public in and for said County, in said State, hereby certify that on the 2nd day of January, 1953, Mavis Tennyson came before me the within named Mavis Tennyson known to me (or made known to me), to be the wife of the within named Presley Tennyson

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 2nd day of January, 1953.

Sidney L. Fennell
Notary Public.

STATE OF ALABAMA,
SHELBY COUNTY
I hereby certify that
\$ 2.50 Privilege Tax
has been paid on the within
instrument as required
by law.
L. C. WALKER,
JUDGE OF PROBATE

1.20
51.5
2.50
55.20

Filed in the office of the Probate Judge on the 12 day of Oct 1953 at 8 o'clock P. M.
and recorded in Deed Book 162 Page 501 this 15 day of Oct 1953.
Deed Tax 2.50 Mortgage Tax 1.00 has been paid.
L.C. Walker, Judge of Probate