

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 One Hundred Seventy Five & No/100 DOLLARS

to the undersigned grantor D. W. Smith and Lydia Smith

in hand paid by W. T. Brown and wife, Dora C. Brown

the receipt whereof is acknowledged We the said

D. W. Smith and wife, Lydia Smith

do grant, bargain, sell and convey unto the said

W. T. Brown and wife, Dora C. Brown

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

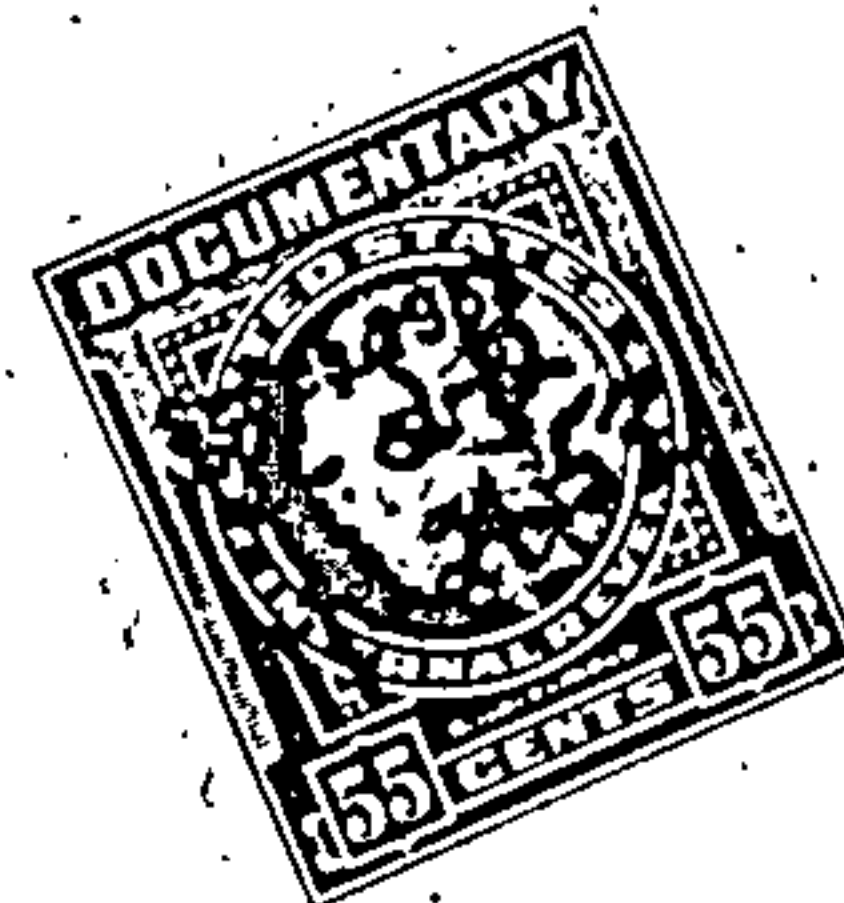
SHELBY

County, Alabama, to-wit:

A one-half undivided interest in and to the following described property,
to-wit:

Lot Nine (9), according to Map of
Smith's Camp, in E $\frac{1}{2}$ of SE $\frac{1}{4}$, of Section 7,
Township 21 South, Range 2 East, as re-
corded in the Office of the Judge of Pro-
bate of Shelby County, Alabama, in Map
Book 3 at Page 122. Minerals and mining

rights excepted.



NOTE: It is agreed, as a covenant running with said land,
that said grantees, their heirs, executors, administrators or
assigns, shall use said land for dwelling purposes only, and
no business shall at any time hereafter be operated and situated
on said land.

TO HAVE AND TO HOLD Unto the said

W. T. Brown and wife, Dora C. Brown

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 us 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 premis-
es; that they are free from all encumbrances. except as herein stated,

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 12th day of October, 1953.

WITNESSES:

DW Smith (Seal.)
Lydia Smith (Seal.)
(Seal.)
(Seal.)

I, Geo W. Coward a Notary Public in and for said County, in said State,
hereby certify that D. W. Smith and wife, Lydia Smith
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 24th day of October, 1953.

Geo W. Coward
Notary Public.
Commission Expires 10-16-1955

Filed in the office of the Probate Judge on the 23 day of Nov 19 53 at 8 o'clock
A. M. and recorded in Deed Book 163 Page 363 this 25 day of Nov 1953.
Deed Tax 20 Mortgage Tax has been paid.

L.C. Walker, Judge of Probate