

3500

Record & Cde. to: F.N.B. of Chickasaw.  
Form 43C-1

WARRANTY DEED

BOOK 167 PAGE 163

STATE OF ALABAMA, Shelby COUNTY.

THIS INDENTURE, made and entered into on this the 2 day of July, 1954, by and between Rilla M. Peerson and ~~her~~ her husband, J/ Kirk Peerson, parties of the first part, and Harold W. Darby, Jr. and his wife Thalia Harmon Darby, parties of the second part.

WITNESSETH: That for and in consideration of the sum of Twenty Two Hundred (\$ 2200.00 ) Dollars cash in hand paid by said parties of the second part unto said parties of the first part, the receipt of which sum of money is hereby acknowledged, the said parties of the first part have bargained and sold, and by these presents do grant, bargain, sell, and convey unto the said Harold W. Darby, Jr. and his wife Thalia Harmon Darby for and during their joint lives and upon the death of either of them to the survivor of them, in fee simple, the following described real estate situated in Shelby County, Alabama, to-wit: Begin at the Southeast corner of the Southeast quarter of the Southeast quarter, Section 15, Township 19, Range 2 East, and running North along the Eastern marginal line of said forty a distance of 700 feet to a point; thence running West a distance of 85 yardsto a point; thence running in a Southeasterly direction a distance of 732 feet to the point of beginning. Said parcel of real estate being the same parcel as heretofore conveyed from F. I. Morrell and his wife, Lilla Morrell to Rilla M. Peerson and her husband, J. Kirk Peerson and recorded in the Office of Probate Judge, Shelby County, Alabama, in deed record book 108 at page 266.



It is understood that the purpose of this conveyance is to convey said real estate to the said Harold W. Darby, Jr. and his wife Thalia Harmon Darby for their joint lives, and that upon the death of either of them the survivor of them shall own the en-

in fee simple title to said real estate, and that said real estate shall during the time while both the  
 said Harold W. Darby, Jr and  
his wife, Thalia Harmon Darby  
 living, be subject to conveyance by deed or mortgage executed by both Harold W. Darby  
wife Thalia Harmon Darby

TO HAVE AND TO HOLD said real estate, together with the tenements and appurtenances there-  
 unto belonging or otherwise appertaining, unto the said Harold W. Darby, Jr.  
and his wife, Thalia Harmon Darby  
 for and during their joint lives and upon the death of either of them to the survivor and the heirs and  
 assigns of such survivor, in fee simple forever.

And for the consideration aforesaid, said parties of the first part hereby covenant with said parties  
 of the second part that they are seized of a good and indefeasible estate in fee simple in and to said real  
 estate; that they have a good and lawful right to sell and convey the same; that the same is free from  
 any liens or encumbrances, and that they will, and their heirs, executors, and administrators shall for-  
 ever warrant and defend the title to said real estate unto said parties of the second part, their heirs and  
 assigns, from and against the lawful title, claims, and demands of any and all persons whomsoever.

IN WITNESS WHEREOF said parties of the first part have hereunto set their hands and affixed  
 their seals on this the day and year first hereinabove written.

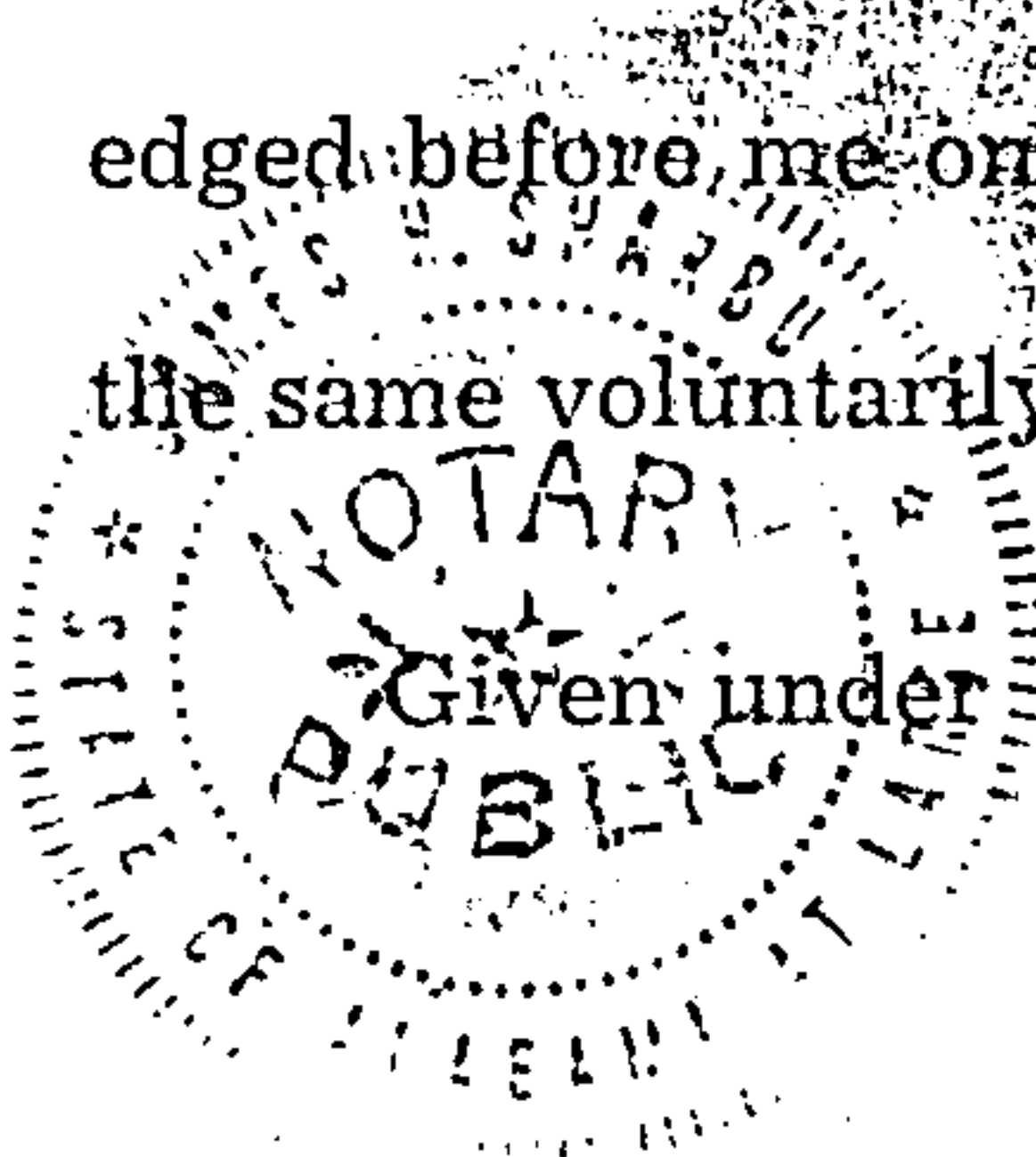
Witness:

James H. Shattuck Rilla M. Pearson (L. S.)  
J. Kirk Pearson (L. S.)



STATE OF ALABAMA, Shelby COUNTY.

I, James H. Sharbutt, a Notary Public in and  
for said County, in said State, hereby certify that Rilla M. Peerson and her husband, J. Kirk Peerson  
whose name s Are signed to the foregoing conveyance, and who Are known to me, acknowl-  
edged before me on this day that, being informed of the contents of this conveyance They executed  
the same voluntarily on the day the same bears date.

Given under my hand this 2 day of July, A. D., 19 54.

Notary Public, State of Alabama at Large  
My commission expires April 21, 1958.  
Bonded by The Employers Liability Assurance  
Corporation

James H. Sharbutt Notary Public

STATE OF ALABAMA, \_\_\_\_\_ COUNTY.

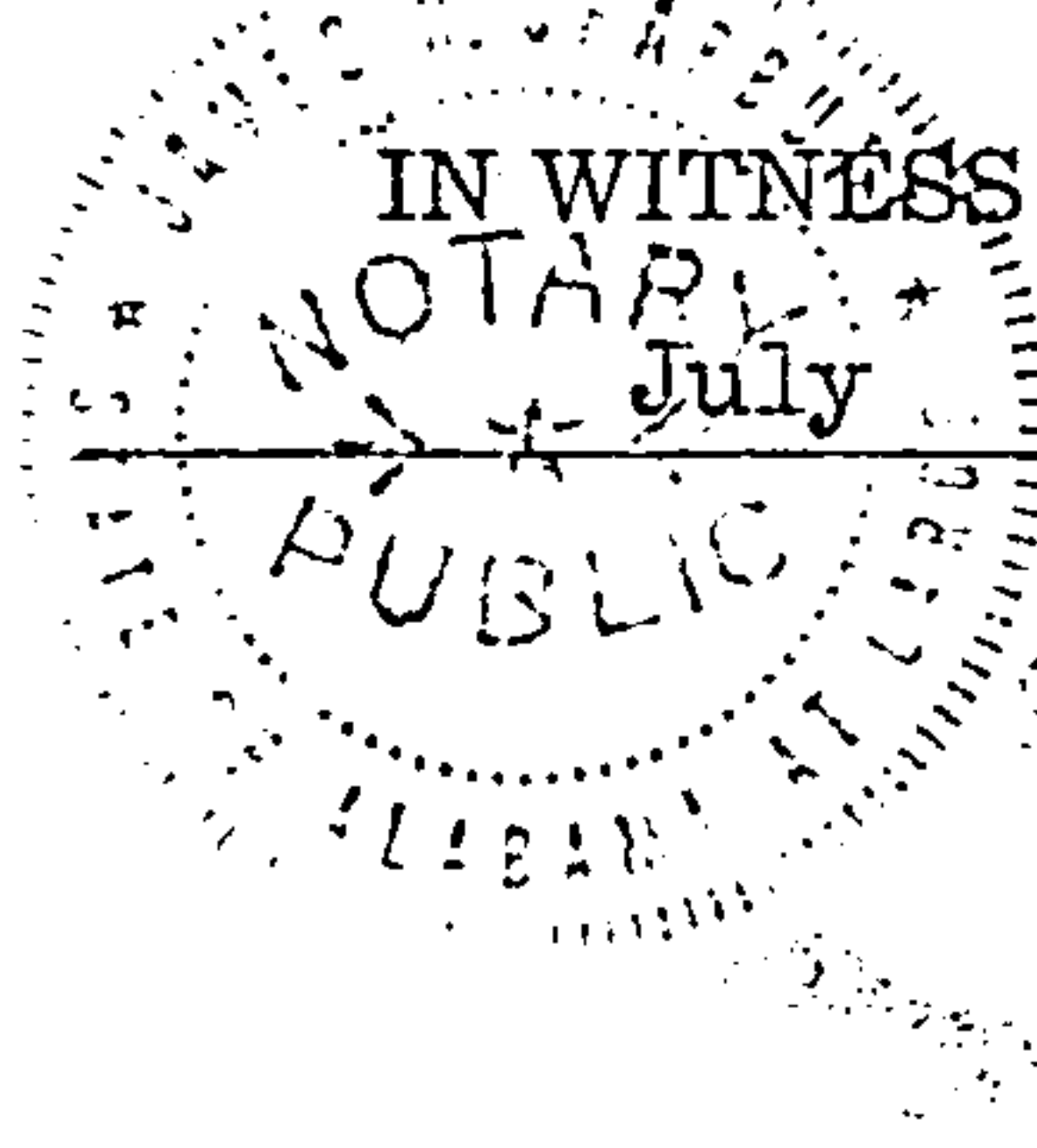
I, \_\_\_\_\_, a Notary Public, in  
and for said County, in said State, hereby certify that \_\_\_\_\_  
subscribing witness to the foregoing conveyance, known to me, appeared before me this day, and being  
sworn, stated that \_\_\_\_\_ the grantor  
voluntarily executed the same in \_\_\_\_\_ presence and in the presence of the other subscribing wit-  
ness, on the day the same bears date; that \_\_\_\_\_ attested the same in the presence of the grantor \_\_\_\_\_,  
and of the other witness, and that such other witness subscribed \_\_\_\_\_ name as a witness in \_\_\_\_\_ presence.

Given under my hand this \_\_\_\_\_ day of \_\_\_\_\_, A. D., 19 \_\_\_\_\_.

\_\_\_\_\_, Notary Public

STATE OF ALABAMA, Shelby COUNTY.

I, James H. Sharbutt, a Notary Public, in  
and for said County, in said State, hereby certify that on the 2 day of July, 19 54  
came before me the within named Rilla M. Peerson  
known to me (or made known to me) to be the wife of the within named \_\_\_\_\_  
J. Kirk Peerson who, being examined separate and apart from the  
husband touching her signature to the within Deed acknowledged that she signed the same  
of her own free will and accord, without fear, constraint or threats on the part of the husband.

IN WITNESS WHEREOF, I hereunto set my hand this 2 day of July, A. D., 19 54.

Notary Public, State of Alabama at Large  
My commission expires April 21, 1958.  
Bonded by The Employers Liability Assurance  
Corporation

James H. Sharbutt, Notary Public

Filed in the office of the Probate Judge on the 5 day of July, 19 54 at 8 o'clock  
A. M. and recorded in Deed Book 167 Page 163 this 7 day of July, 19 54.  
Deed Tax 75.00 Mortgage Tax \_\_\_\_\_ has been paid.

L.C. Walker. Judge of Probate