

1-10 Federal Stamp

3986

BOOK 167 PAGE 487

State of Alabama

SHELBY County

Know All Men By These Presents.

That in consideration of One Hundred Dollars and other good and valuable consideration to the undersigned grantor L. W. Whitfield and wife, Ada Whitfield in hand paid by Theodore P. Finley and Esther L. Finley the receipt whereof is acknowledged we the said L. W. Whitfield and wife, Ada Whitfield do grant, bargain, sell and convey unto the said Theodore P. Finley and Esther L. Finley as joint tenants, with right of survivorship, the following described real estate; situated in

Shelby County, Alabama, to-wit:

N 1/2 of N 1/2 of SE 1/4 of NW 1/4 and N 1/2 of N 1/2 of SW 1/4 of NE 1/4, all being situated in Section 18, Township 20, Range 2 West, containing 20 acres, more or less;

Also begin at an iron stake at the northwest corner of land formerly owned by Paul Bean which point is the southwest corner of the N 1/2 of N 1/2 of SE 1/4 of NW 1/4 of Section 18, Township 20, Range 2 West and run south 25 feet; thence in a southeasterly direction to a point on the west line of Fungo Hollow road; thence along same in a northerly direction 110 feet to the south line of N 1/2 of N 1/2 of SE 1/4 of NW 1/4 of Section 18; thence along same west 283 feet to the point of beginning; being situated in the SE 1/4 of NW 1/4 of Section 18, Township 20, Range 2 West, Shelby County, Alabama.

TO HAVE AND TO HOLD Unto the said Theodore P. Finley and Esther L. Finley

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 22nd day of March, 1954

WITNESSES:

L. W. Whitfield (Seal.)
L. W. Whitfield
Ada Whitfield (Seal.)
Ada Whitfield

Handwritten notes and signatures on the right margin.

State of ALABAMA

SHELBY COUNTY

I, Martha B. Joiner, a Notary Public in and for said County, in said State, hereby certify that L. W. Whitfield and wife, Ada Whitfield 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 March 19 54

Martha B. Joiner As Notary Public

State of

Filed in the office of the Probate Judge on the 18 day of Aug 1954 at 3 o'clock P.M. and recorded in Deed Book 167 Page 487 this 26 day of Aug 1954. Deed Tax 1.00 Mortgage Tax has been paid.

I, L.C. Walker, Judge of Probate do hereby certify that on the day of 19, came before me the within named known to me to be the wife of the within named 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