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3009

WARRANTY DEED

STATE OF ALABAMA, SHELBY COUNTY.

THIS INDENTURE, made and entered into on this the 3rd day of June, 195 4, by and between Will C. Elliott and his wife Myrtis Elliott, parties of the first part, and Charles Edward Elliott and his wife Eleanor Frances Allen Elliott, parties of the second part.

WITNESSETH: That for and in consideration of the sum of One Dollar, Love & Affection (\$ 1.00) 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

Charles Edward Elliott and his wife Eleanor Frances Allen Elliott 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 where the Glover's Ferry Road intersects the old Coosa Valley Road and running in a Northerly direction 210 feet more or less to the point of beginning. Thence running in a Easterly direction 154 feet to a point; thence in a Northerly direction a distance of 73 feet to a point; thence in a Westerly direction 154 feet to a point; thence in a Southerly direction a distance of 73 feet to the point of beginning. Said real estate is situated in the Town of Vincent, Alabama, in the N.W. 1/4 of the N.E. 1/4 Section 11, Township 19, Range 2 East.

It is understood that the purpose of this conveyance is to convey said real estate to the said Charles Edward Elliott and his wife Eleanor Frances Allen Elliott 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 Charles Edward Elliott and
Eleanor Frances Allen Elliott

living, be subject to conveyance by deed or mortgage executed by both Charles Edward Elliott
wife Eleanor Frances Allen Elliott

TO HAVE AND TO HOLD said real estate, together with the tenements and appurtenances there-
 unto belonging or otherwise appertaining, unto the said Charles Edward Elliott
and Eleanor Frances Allen Elliott

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. Sharbutt Mrs Myrtis Elliott (L. S.)
William C Elliott (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 Will C. Elliott and wife, Myrtis Elliott 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 this conveyance They executed the same voluntarily on the day the same bears date.

Given under my hand this 3rd day of June, A. D., 1954.

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 witness, 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 _____ day of June, 1954, came before me the within named Myrtis Elliott known to me (or made known to me) to be the wife of the within named _____

Will C. Elliott 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 3rd day of June, A. D., 1954.

James H. Sharbutt, Notary Public

STATE OF ALABAMA, SHELBY COUNTY

I, L.C. Walker, Judge of Probate, hereby certify that the within deed was filed for record the 27 day of Nov, 1954 at 8 o'clock PM and recorded in Deed Record 120 Page 138, and the Mortgage Tax of Deed Tax of 30 has been paid.

L.C. Walker Judge of Probate