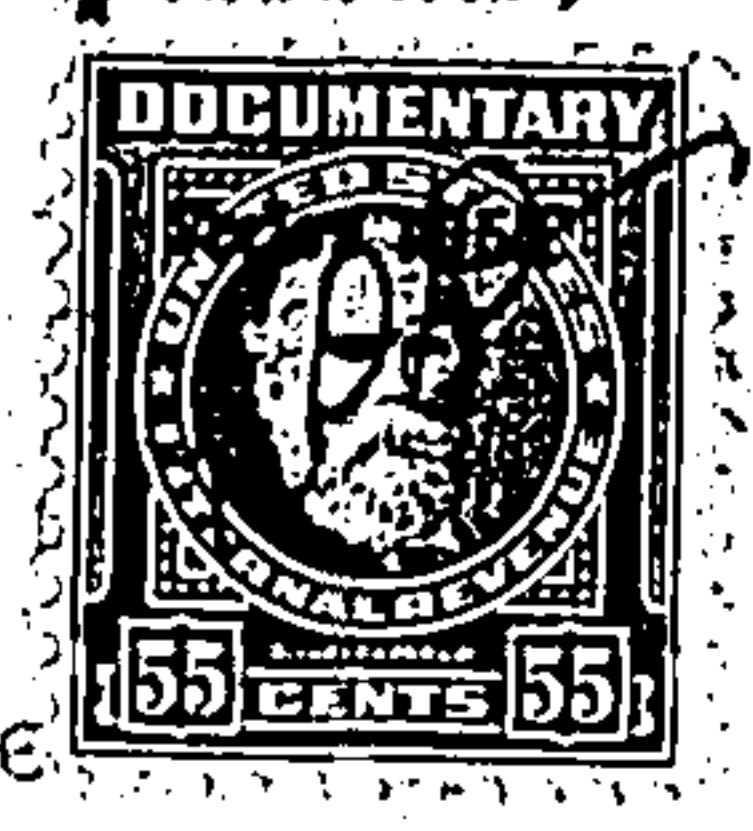


4080

BOOK 174 PAGE 172
State of Alabama

SHELBY County

Know All Men By These Presents,



DOLLARS

That in consideration of TWO HUNDRED, FIFTY AND NO/100 (\$250.00)

to the undersigned grantors R. D. Dubose and wife, Johnnie C. Dubose

in hand paid by Arthur Garner and wife, May Willie Garner

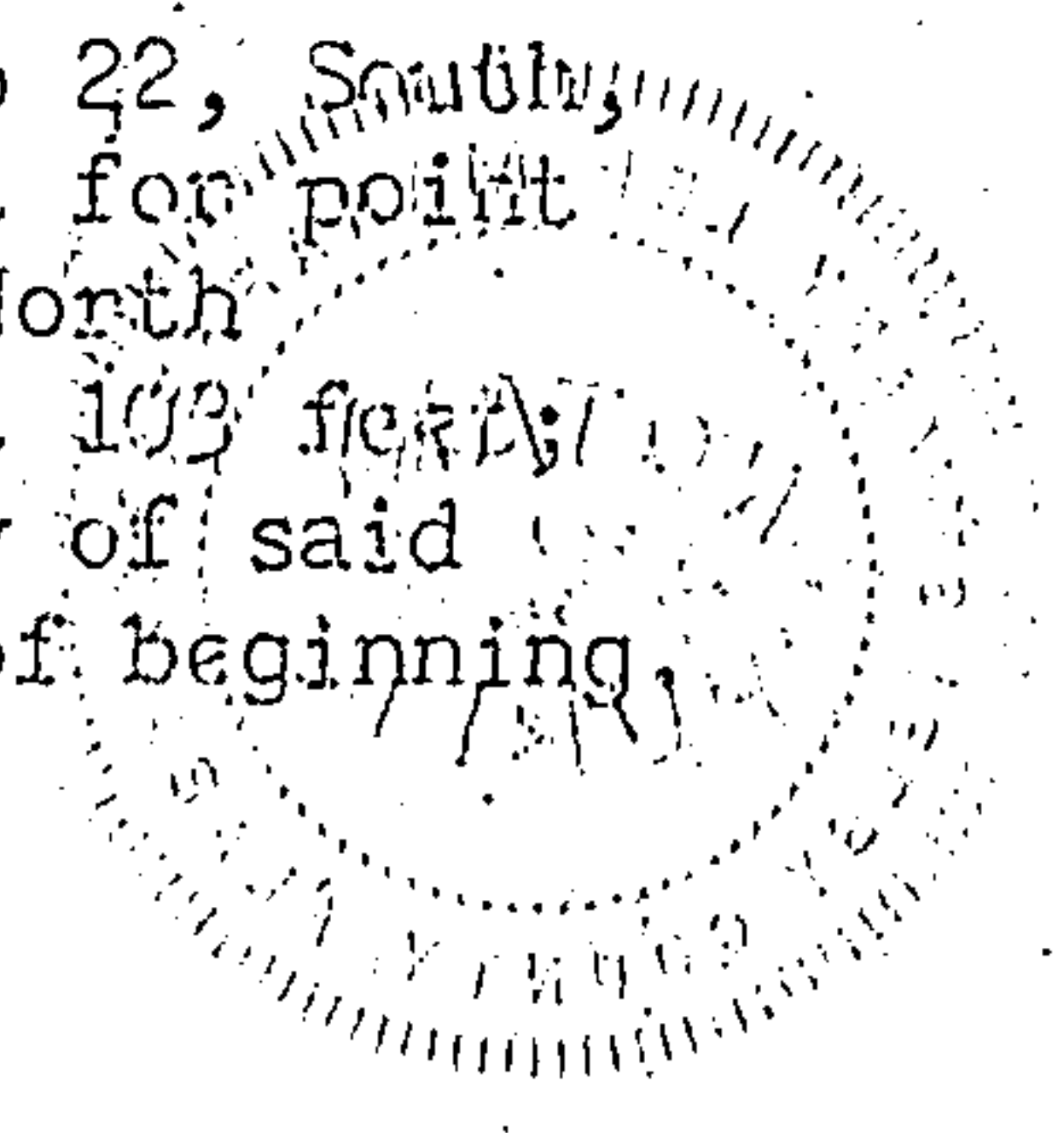
the receipt whereof is acknowledged we the said R. D. Dubose and Johnnie C. Dubose

do grant, bargain, sell and convey unto the said Arthur Garner and May Willie Garner

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

Shelby County, Alabama, to-wit:

A lot or parcel of land more particularly described as follows; Commencing at the SW corner of SE 1/4 of SW 1/4, Section 17, Township 22, Range 3, West and run thence North 1 deg. 45 min. West 420 feet for point of beginning of the lot herein described and conveyed; thence North 89 deg. 50 min. East 241 feet; thence North 1 deg. 45 min. West 103 feet; thence South 78 deg. 45 min. West 244 feet to the West boundary of said SE 1/4 of SW 1/4, thence South 1 deg. 45 min. East 60 feet to point of beginning.



TO HAVE AND TO HOLD Unto the said Arthur Garner and May Willie Garner

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 7 day of MAY, 1955

WITNESSES:

R. D. Dubose (Seal.)
Johnnie C. Dubose (Seal.)
(Seal.)
(Seal.)

SHELBY COUNTY

I, Mary Lee Mahaffey, a Notary Public in and for said County, in said State, hereby certify that R. D. Dubose and wife, Johnnie C. Dubose 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.



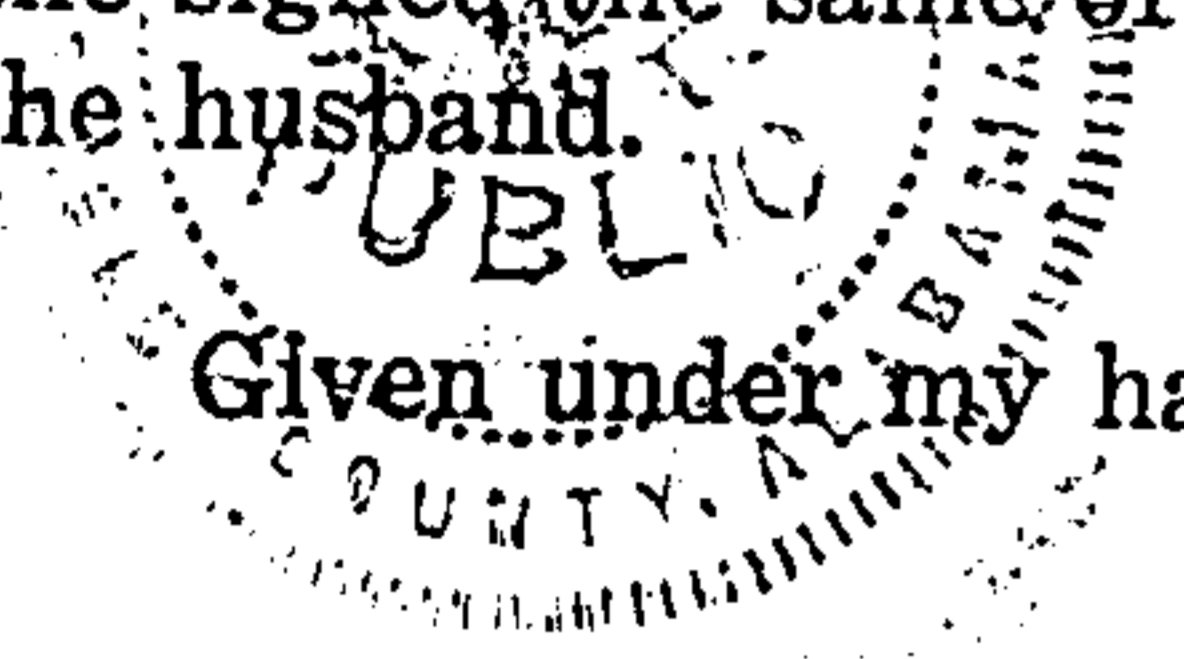
Given under my hand and official seal this 7th day of May 1955.

Mary Lee Mahaffey As Notary Public

State of Alabama

Shelby COUNTY

I, Mary Lee Mahaffey, a Notary Public in and for said County, in said State, do hereby certify that on the 7th day of May, 1955, the within named Johnnie C. Dubose, known to me to be the wife of the within named R. D. Dubose 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 the 7th day of May 1955.

Mary Lee Mahaffey As Notary Public

STATE OF ALABAMA
SHELBY COUNTY
I hereby certify that
\$ 2 Privilege Tax
has been paid on the within
instrument as required
by law.
L. C. WALKER,
JUDGE OF PROBATE

STATE OF ALABAMA, SHELBY COUNTY
I, L.C. Walker, Judge of Probate, hereby certify that the within Deed
was filed for record the 28 day of July 1955 at 8 o'clock, PM
and recorded in Deed Record 174 Page 122 and the Mortgage Tax of
Deed Tax of .50 has been paid.

L. C. Walker Judge of Probate