

STATE OF ALABAMA

SHELBY

County

BOOK 175 PAGE 449

Know All Men By These Presents,

That in consideration of One Hundred and no/100

DOLLARS

to the undersigned grantor s C. T. Allen and wife, Rachel Frances Allen

in hand paid by John F. Cox and Ethel Omega Cox

the receipt whereof is acknowledged We the said C. T. Allen and wife, Rachel Frances Allen

do grant, bargain, sell and convey unto the said John F. Cox and Ethel Omega Cox

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

Shelby

County, Alabama, to-wit:

Commence at the southwest corner of SE $\frac{1}{4}$ of SE $\frac{1}{4}$ of Section 34, Township 20, Range 3 West, thence north 88 degrees 47 minutes east, along the south line of said forty acres 315 feet; thence north, 2 degrees west, 449.5 feet; thence north, 88 degrees 47 minutes east, 295 feet to the southeast corner of Earl Standifer lot; thence south, 2 degrees east, 300 feet to the point of beginning of the lot herein conveyed; thence continue in the same direction 149.5 feet to the south line of said forty acres; thence along same south, 88 degrees 47 minutes west, 125 feet; thence north, 2 degrees west, 149.5 feet to the southwest corner of lot this day being conveyed to Cecil L. Allen and Evelyn Lucille Allen; thence along the south line of said Allen lot run north 88 degrees 47 minutes east 125 feet to the point of beginning; said lot being situated in SE $\frac{1}{4}$ of SE $\frac{1}{4}$ of Section 34, Township 20, Range 3 West.

TO HAVE AND TO HOLD Unto the said John F. Cox and Ethel Omega Cox

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 hand s and seal this 21st day of June, 1955

WITNESSES:

C. T. Allen (Seal.)
Rachel Frances Allen (Seal.)
Rachel Frances Allen

State of ALABAMA

SHELBY

County

I, Dorothy Henry, a Notary Public in and for said County, in said State,

hereby certify that C. T. Allen and wife, Rachel Frances Allen

whose name s are signed to the foregoing conveyance, and who are know 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 21st day of June, 19 55

Dorothy Henry As Notary Public

STATE OF ALABAMA, SHELBY COUNTY
I, L.C. Walker, Judge of Probate, hereby certify that the within said was filed for record the 13 day of Oct, 1955 at 8 o'clock M. and recorded in Book 175 Page 449, and the Mortgage Tax of Deed Tax of \$0 has been paid.
Judge of Probate