

State of Alabama

SHELBY

County

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Know All Men By These Presents,

page 263

That in consideration of FIFTEEN THOUSAND AND NO/100-----DOLLARS

to the undersigned grantors, H. R. Lyon and Lola Lyon (husband and wife)
in hand paid by E. B. Hughes and wife, Geneva Hughes

the receipt whereof is acknowledged we the said H. R. Lyon and Lola Lyon

do grant, bargain, sell and convey unto the said E. B. Hughes and wife, Geneva Hughes

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

Shelby County, Alabama, to-wit:
The SE $\frac{1}{4}$ of NE $\frac{1}{4}$ of Section 7, Township 21, Range 1 East.
Also all that part of the SW $\frac{1}{4}$ of NE $\frac{1}{4}$ of Section 7, Township 21, Range 1 East which lies East of the Columbiana and Wilsonville Highway and North of a branch running Southeasterly across said forty and crossing the South line thereof near the Southeast corner, known as the Dollar Branch. Also a part of the SW $\frac{1}{4}$ of NE $\frac{1}{4}$ of Section 7, Township 21, Range 1 East, described as beginning at a point on the West line of said Columbiana and Wilsonville Highway about 50 feet West of the Northeast corner of said forty acres and running Southwesterly along said Highway 402 feet to the point of beginning; thence Northwesterly, North 40 deg. West 365 feet, more or less, to a point on the North line of said forty acres, thence West along the North line of said forty 518 feet to a small branch; thence Southerly along the meanderings of said branch (crossing the Chelsea Road) about 700 feet to the Northwest line of said Highway; thence Northeast along said Highway 650 feet, more or less, to the point of beginning. Excepting 7/8 of an acre, conveyed to the Trustees of Bethel Church. Also excepting a part of the SE $\frac{1}{4}$ of NE $\frac{1}{4}$, described as commencing at the Northeast corner of SE $\frac{1}{4}$ of NE $\frac{1}{4}$, and running West 80 feet; thence Southeasterly to the East line of SE $\frac{1}{4}$ of NE $\frac{1}{4}$ to a point 110 feet from point of beginning; thence along forty line to point of beginning, being in SE $\frac{1}{4}$ of NE $\frac{1}{4}$, Section 7, Township 21, Range 1 East, sold to G. E. Smith, as shown by DEED BOOK 137, page 131. Subject to railroad right of way. Except Transmission Line permit of Ala. Power Company

TO HAVE AND TO HOLD Unto the said E. B. Hughes and wife, Geneva Hughes

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, s
this 28th day of December, 1955.

WITNESSES:

H. R. Lyon (Seal.)
Lola Lyon (Seal.)

State of ALABAMA

SHELBY

COUNTY

I, Handy Ellis

State at Large for Alabama

, a Notary Public in and for said County, in said State,
hereby certify that H. R. Lyon and Lola Lyon (husband and wife)
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 28th day of December

My commission expires Jan. 1959.

Handy Ellis
State at Large for Alabama

STATE OF ALABAMA, SHELBY COUNTY

I, L. C. Walker, Judge of Probate, hereby certify that the within
was filed for record the 18 day of Dec 1955 at 2 o'clock P. M.
and recorded in Record m page 48 and the mortgage tax of
Deed Tax of 6.00 has been paid.

the within named
to be the wife of the within named

Judge of Probate
known to me
who, being examined