

2874

BOOK 179 PAGE 470

State of Alabama

SHELBY

County

Know All Men By These Presents,

That in consideration of Five Dollars and the love and affection we have for the ~~DOLLARS~~ grantees

to the undersigned grantor U. M. Hale and wife, Gladys Hale

in hand paid by Frankie Hale York and Robert York, Jr.

the receipt whereof is acknowledged we the said U. M. Hale and Gladys Hale

do grant, bargain, sell and convey unto the said Frankie Hale York and Robert York, Jr.

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

Shelby

County, Alabama, to-wit:

Begin at the northwest corner of Section 2, Township 21 South, Range 3 West and run east along the north line of said section 143 feet; thence turn an angle of 87 degrees 41 minutes to the right and run 302.67 feet; thence turn an angle of 87 degrees 25 minutes to the right and run 143.1 feet to the west line of said Section; thence turn an angle of 92 degrees 35 minutes to the right and run 315 feet to the point of beginning.

Also an easement to the grantees herein, their successors and assigns forever in and to a strip of land 20 feet wide for roadway purposes leading from the south line of Helena Road and running in a southerly direction to a point and then turning in a westerly direction and running to the east line of the above described land. That portion of said strip leading from the Helena road in a southerly direction has already been opened and that portion leading in a westerly direction to the above described lot has already been staked out.

TO HAVE AND TO HOLD Unto the said Frankie Hale York and Robert York, Jr.

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 30th day of March, 1956.

WITNESSES:

U. M. Hale (Seal.)
U. M. Hale

Gladys Hale (Seal.)
Gladys Hale

(Seal.)

(Seal.)

SHELBY COUNTY

I, W. Gray Jones, a Notary Public in and for said County, in said State, hereby certify that U. M. Hale and wife, Gladys Hale 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 30th day of March 1956

W. Gray Jones As Notary Public

State of

SHELBY COUNTY

I, W. Gray Jones, a Notary Public in and for said County, in said State, do hereby certify that on the 30th day of March, 1956, came before me the within named Gladys Hale known to me to be the wife of the within named U. M. Hale 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 30th day of March 1956.

W. Gray Jones As Notary Public

STATE OF ALABAMA
SHELBY COUNTY
L. C. WALKER
JUDGE OF PROBATE
1956
MAY 10
IN REPLY TO
BY FAX

STATE OF ALABAMA, SHELBY COUNTY

I, L. C. Walker, Judge of Probate, hereby certify that the within Deed was filed for record the 30th day of March 1956 at 2 o'clock P. M. and recorded in Deed Record 179 Page 471 and the Mortgage Tax of 50 Deed Tax of 50 has been paid.

Judge of Probate