

3780

State of Alabama

SHELBY

County } 181 PAGE 104

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of S I X H U N D R E D (\$600,00) - - - - - DOLLARS

to the undersigned grantor P.B.TREST A N D Mrs.BEA TRICE TREST

in hand paid by Fred M Strother and Eva N. Strother

the receipt whereof is acknowledged We the said P.B.Trest and wife Mrs. Beatrice Trest.

do We grant, bargain, sell and convey unto the said Fred M. Strother and Eva N. Strother

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

S H E L B Y

County, Alabama, to-wit:

The North East ( $\frac{1}{4}$ ) Quarter of the North East ( $\frac{1}{4}$ ) Quarter of Section Three (3), Township 20 Range One (1) East; also that Part of the South East ( $\frac{1}{4}$ ) Quarter of the North East ( $\frac{1}{4}$ ) Quarter that lies North of Yellow Leaf Creek in same Section, Township and Range, making the North Bank of said Creek the line. The North East corner of said land is the Bell Corner and to follow the Bell line running South between Self Jackson and Miller. It is also understood that E.M. Strother is to have all the lands East of A.J.Jackson's lands. This deed conveys surface rights only. Minerals and Oil rights reseved.

TO HAVE AND TO HOLD Unto the said Fred M. Strother and wife Eva N. Strother

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. Except 1956 Taxes, which is not due and payable until October the first next 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 12 day of July, 1956.

WITNESSES:

P.B.Trest

(Seal.)

Beatrice Trest

(Seal.)

State of ALABAMA

JEFFERSON

COUNTY

I, Warren Upton

a Notary Public in and for said County, in said State,

hereby certify that P.B.Trest and wife Beatrice Trest

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 12 day of July, 1956

My Commission Expires

September 14, 1957

Warren Upton

Notary Public.

STATE OF ALABAMA, SHELBY COUNTY

I, J. C. Walker, Judge of Probate, hereby certify that the within deed was filed for record the 12 day of July, 1956, at o'clock P.M. and recorded in the Probate Record on page 102, and the mortgage Tax of \$1.00 has been paid.

D. C. Walker, Judge of Probate