

State of Alabama

SHELBY

County

BOOK

187 PAGE 408

Know All Men By These Presents,

That in consideration of EIGHTY-FIVE AND NO/100-----

DOLLARS

to the undersigned grantors Frank Morgan and Edith Morgan, (husband and wife)
in hand paid by E. L. Blackerby and Hazel R. Blackerby (husband and wife)

the receipt whereof is acknowledged we the said Frank Morgan and Edith Morgan

do grant, bargain, sell and convey unto the said E. L. Blackerby and Hazel R. Blackerby

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

Shelby

County, Alabama, to-wit:

Commence at the Southeast corner of the NE $\frac{1}{4}$ of NE $\frac{1}{4}$, Section 34, Township 21 South, Range 1 West, and run in a Northerly direction along the East boundary of said Section to its intersection with the South margin of the right of way of Alabama State Highway #25; thence run Westerly along the South margin of said right of way 1420 feet to the Northeast corner of B. Glass and Belle Glass lot as shown by deed recorded in the Probate Office of Shelby County, Alabama, in Deed Book 175, page 376, thence continue Westerly along the South margin of said Highway right of way 315 feet, more or less, to the Northwest corner of the Claude Massey lot, which said point is the point of beginning of the lot herein conveyed; thence Southerly along the West boundary of said Claude Massey lot to the South boundary of the NW $\frac{1}{4}$ of NE $\frac{1}{4}$; thence Westerly along the South boundary of said NW $\frac{1}{4}$ of NE $\frac{1}{4}$ 105 feet; thence turn an angle to the right of 90 deg. and run to the South boundary of said right of way of said Highway #25; thence Easterly along the South boundary of said highway right of way to point of beginning, containing 1 acre, more or less, and being a part of the NW $\frac{1}{4}$ of NE $\frac{1}{4}$, Section 34, Township 21 South Range 1 West.

TO HAVE AND TO HOLD Unto the said E. L. Blackerby and Hazel R. Blackerby

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 13th day of June, 1957.

WITNESSES:

Frank Morgan (Seal.)

Edith Morgan (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 Frank Morgan and Edith Morgan (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 17th day of June

Handy Ellis As Notary Public
State at Large for Alabama

STATE OF ALABAMA, SHELBY COUNTY

I, L.C. Walker, Judge of Probate, hereby certify that the within *deed* was filed for record the *20* day of *June* 1957, at *1* o'clock *P.* and recorded in *Deed* Record *187* Page *408* and the Mortgage Tax of *50* Doed Tax of *50* has been paid.

the within named

L.C. Walker Judge of Probate