

3412

State of Alabama

JEFFERSON County

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of. (\$500.00) -- -Five Hundred and No/100 - - - - - DOLLARS and other good and valuable consideration

to the undersigned grantors Albert O. Reed and Mae B. Reed

in hand paid by Burns A. Popham and Ann Pauline B. Popham

the receipt whereof is acknowledged we the said Albert O. Reed and wife, Mae B. Reed

do grant, bargain, sell and convey unto the said Burns A. Popham and wife, Ann Pauline B. Popham

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

Shelby County, Alabama, to-wit:

That Part of the NW 1/4 of NE 1/4 of Section 30 Township 19 Range 1 East described as follows: Begin on the West line of said forty acres where the Florida Short Route Highway right of way crosses the said West line and runs East along the Florida Short Route Highway right of way 330 feet for a beginning point; thence run North 420 feet; thence East 210 feet; thence South 420 feet to highway right of way; thence West 210 feet to point of beginning containing 2 acres more or less, also the following described real estate, situated in Shelby County, Alabama, to-wit: That part of NW 1/4 of NE 1/4 of Section 30, Township 19, Range 1 East, described as follows: Begin on the West line of said 40 acres where the Florida Short Route Highway right of way crosses said West line and run East along the Florida Short Route Highway right of way 540 feet for a beginning point; thence run North 420 feet; thence East 210 feet, thence south 420 feet to highway right of way, thence west 210 feet to the point of beginning, containing 2 acres, more or less.

TO HAVE AND TO HOLD Unto the said Burns A. Popham and Ann Pauline B. Popham

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 1957 property tax assumed by grantees herein

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 5th day of July, 1957.

WITNESSES:

Albert O. Reed (Seal)
Mae B. Reed (Seal)

State of ALABAMA

JEFFERSON COUNTY

I, John M. Connell a Notary Public in and for said County, in said State, hereby certify that Albert O. Reed and wife, Mae B. Reed

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 5th day of July, 1957.

John M. Connell Notary Public

STATE OF ALABAMA, SHELBY COUNTY
I, L.C. Walker, Judge of Probate, hereby certify that the within deed was filed for record the 6 day of July, 1957, at 8 o'clock P.M. and recorded in Deed Record Page 343, and the Mortgage Tax or Deed Tax of 7.50 has been paid.

