

State of Alabama

Shelby County

Know All Men By These Presents,

BOOK 188 PAGE 75

That in consideration of eight thousand (\$8000.00)

DOLLARS

to the undersigned grantors R. F. Lyon and wife Lula Ray Lyon

in hand paid by Andrew Hunt Jr. and wife Laurene A. Hunt

the receipt whereof is acknowledged we the said R. F. Lyon and wife Lula Ray Lyon

do grant, bargain, sell and convey unto the said Andrew Hunt Jr. and wife Laurene A. Hunt

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

Shelby County, Alabama, to-wit:

Commencing at the intersection of the West boundary of Main Street and the South boundary of Sterrett Street in the town of Columbiana, Alabama; run thence in a Westerly direction along the South boundary of said Sterrett Street, 250 feet to the property of Martha Sue Bentley; run thence in a Southerly direction along the East boundary of said Martha Sue Bentley property, 118 feet, more or less to the NW Corner of the D. H. Bentley property; run thence in an Easterly direction along the North boundary of said D. H. Bentley property 250 feet to the West line of said Main Street; run thence in a Northerly direction along said line 118 feet, more or less, to the point of beginning.

TO HAVE AND TO HOLD Unto the said Andrew Hunt Jr. and wife Laurene A. Hunt

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 seals,

this 12th day of July, 1957.

R. F. Lyon (Seal.)

Lula Ray Lyon (Seal.)

(Seal.)



(Seal.)

State of

COUNTY

I, L. C. Walker, Judge of Probate, a Notary Public in and for said County, in said State, hereby certify that R. F. Lyon & wife, Lula Ray Lyon, whose name is 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 1957.

As Notary Public

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STATE OF ALABAMA, SHELBY COUNTY

I, L. C. Walker, Judge of Probate, hereby certify that the within deed was filed for record the 12 day of July 1957, at 4 o'clock P. M. and recorded in Book 188 Page 75, and the Mortgage Tax of _____ Deed Tax of 50 has been paid.

L. C. Walker, Judge of Probate