

4264

See only 250  
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State of Alabama

Shelby

County

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One Thousand and no/100 ----- DOLLARS  
and other good and valuable considerations

to the undersigned grantor J. C. Lott and wife, Lois Lott,

in hand paid by Edward Francis Tinsley and wife, Margaret Ann Tinsley

the receipt whereof is acknowledged we the said J. C. Lott and wife, Lois Lott,

do grant, bargain, sell and convey unto the said Edward Francis Tinsley and wife,  
Margaret Ann Tinsley and personal property  
as joint tenants, with right of survivorship, the following described real estate, situated in

Shelby County, Alabama, to-wit:

A part of the E $\frac{1}{2}$  of NW $\frac{1}{4}$  and a part of the W $\frac{1}{2}$  of NE $\frac{1}{4}$  of Section 30, Township 19 South Range 1 East more particularly described as follows: Commencing at the SE corner of the NE $\frac{1}{4}$  of NW $\frac{1}{4}$  and run North along the East line of said forty acres a distance of 159 feet more or less to the South right of way line of Florida Short Route Highway to the point of beginning of lot herein described; thence run South 73° East along South Right of Way line of said Highway a distance of 177 feet to the NW corner of Erwin lot; thence along West line of Erwin lot South 2° 30' East a distance of 210 feet to North line of Woods lot; thence along the North line of Woods lot North 73° West a distance of 210 feet to East line of lot formerly belonging to Presnell; thence run North 2° 30' West along East line of said Presnell lot a distance of 210 feet to South right of way line of said Highway; thence along the South Right of Way line of said Highway South 73° East a distance of 73 feet to point of beginning, less all easements and rights of way as of record. Also less minerals and mining rights heretofore conveyed. Including all buildings thereon, also all of the following personal property now in and on above said property, to-wit; Approximately \$500.00 worth of merchandise (at retail price) now in the store on above said property, also 1 oil tank and pump, 1 oil burning heater all scrap lumber, all plumbing fixtures, Electric deep well pump, and water system, Electric hot water heater, electric cook stove, shallow well pump in spring, steel cabinet sink, Large electric drink box, 1 pair computing scales, Victor adding machine, cash register, all show cases and shelves, all metal awnings, all paid up business licenses, all electric fixtures and timber.



TO HAVE AND TO HOLD Unto the said Edward Francis Tinsley and wife, Margaret Ann Tinsley

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 taxes

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 22<sup>d</sup> day of July, 1957.

WITNESSES:

*Wm J. ...*  
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*J. C. Lott* (Seal.)  
J. C. Lott  
----- (Seal.)  
*Lois Lott* (Seal.)  
Lois Lott  
----- (Seal.)

State of Alabama  
Jefferson COUNTY

BOOK 189 PAGE 114

I, Wm. J. Thornton

the State of Alabama at Large  
a Notary Public in and for ~~Said County~~ ~~in said State~~

hereby certify that J. C. Lott and wife, Lois Lott

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 26<sup>th</sup> day of July, 1957.

*Wm. J. Thornton*

State of Alabama at Large Notary Public.

*[Handwritten scribble]*

*[Handwritten notes: 189, 114, 26, 200]*

STATE OF ALABAMA  
SHELBY COUNTY that  
I hereby certify Tax  
Privilege  
\$ 1.00 has been paid on the within  
instrument as required  
in instrument by  
L. C. WALKER,  
JUDGE OF PROBATE

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 Sept, 1957, at 1 o'clock PM  
and recorded in deed record 189 Page 113, and the Mortgage Tax of  
Deed Tax of 1.00 has been paid.

*L. C. Walker* Judge of Probate

*[Handwritten mark]*