

2.20 Feb. 1957

State of Alabama

SHELBY

County

Know All Men By These Presents,

BOOK 190 PAGE 409

That in consideration of One Doallar and other good and valuable consideration

to the undersigned grantor s Clyde M. Wyatt and wife Margaret L. Wyatt

in hand paid by Walter H. Glass and wife Vestalyn Matthews Glass

the receipt whereof is acknowledged we the said Clyde M. Wyatt and wife Margaret L. Wyatt

do grant, bargain, sell and convey unto the said Walter H. Glass and wife Vestalyn Matthews Glass

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

Shelby County, Alabama, to-wit:

All that part of the W 1/2 of the NE 1/4 of Section 30, Township 19, Range 2 East, which lies north and east of Highway No. 91 (Florida Short Route Highway) right of way, containing 5 1/2 acres more or less.

Grantees agree to assume the indebtedness of \$2333.00 secured by mortgage by grantors to Mattie Byars Spruell dated October 13, 1952 and recorded in Mortgage Book 224 at page 549, in the office of Judge of Probate, Shelby County, Alabama.

TO HAVE AND TO HOLD Unto the said Walter H. Glass and wife Vestalyn Matthews Glass

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 that encumbrance noted above and mortgage recorded in mortgage book 236 at page 106 to K. J. George which is to be satisfied at time of closing and delivery of this deed. 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 14th day of , December, 1957.

WITNESSES:

W. W. Rabren

Clyde M. Wyatt (Seal.)

Margaret L. Wyatt (Seal.)

(Seal.)

(Seal.)

State of ALABAMA

SHELBY

COUNTY

I, W. W. RABREN, a Notary Public in and for said County, in said State, hereby certify that CLYDE M. WYATT AND MARGARET L. WYATT 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 14th day of December 1957.

W. W. Rabren As 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 23 day of Dec, 1957, at 8 o'clock P.M. and recorded to Record 40 Page 409, and the Mortgage Tax of \$2.00 Deed Tax of \$2.00 has been paid.

L.C. Walker of Probate

the within named to be the wife of the within named separate and apart from the husband touching her signature to the within conveyance, acknowledged that she signed the same of her own free will and accord, and without fear, constraints, or threats on the part of the husband.

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