

STATE OF ALABAMA

Shelby

County

3590 } Know All Men By These Presents,

That in consideration of One Thousand and No/00 and other good and valuable consideration ~~XXXXXX~~

to the undersigned grantor Robert S. Anderson and wife Irene Anderson

in hand paid by N. T. Lucas and Mattie Evelyn Lucas

the receipt whereof is acknowledged we the said Robert S. Anderson and wife Irene Anderson

do grant, bargain, sell and convey unto the said N. T. Lucas and Mattie Evelyn Lucas

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

Shelby County, Alabama, to-wit:

A part of the S $\frac{1}{2}$ of Fraction "A" of Fractional Section 12 Township 24 North Range 12 East, more particularly described as follows: Begin at SW corner of Fraction "A" of Fractional Section 12, Township 24 North Range 12 East; thence along West line North 5 deg. 30' West 868.7 feet; thence turn angle 90 deg. 00' to right and run 53.0 feet; thence turn angle 43 deg. 15 min. to right and run 169.3 feet; thence turn angle 1 deg. 15 min. left and run 200.7 feet; thence turn angle 1 deg. 00' to left and run 178.0 feet; thence turn angle 00 deg. 45 min. left and run 330.0 feet; thence 90 deg. 00' to right 40.0 feet; thence turn angle 35 deg. 15 min. right and run 28.0 feet; thence 84 deg. 45 min. left and run 210.0 feet; thence turn angle 95 deg. 00' right and run 682.0 feet to point of beginning, EXCEPTING HIGHWAY RIGHT OF WAY TO HAVE AND TO HOLD Unto the said

N. T. Lucas and Mattie Evelyn Lucas

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 s this 19th day of July 1958

WITNESSES:

Robert S. Anderson (Seal.)
Robert S. Anderson
Irene Anderson (Seal.)
Irene Anderson
(Seal.)
(Seal.)

State of Alabama

Shelby

County

I, Martha B. Joiner, a Notary Public in and for said County, in said State,

hereby certify that Robert S. Anderson and wife Irene Anderson

whose name are signed to the foregoing conveyance, and who are know 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 19

day of July, 19 58

Martha B. Joiner As Notary Public



STATE OF ALABAMA
SHELBY COUNTY
I hereby certify that
Tax
Privilege
has been paid on the required
\$6.00
in instrument as required
by law.
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 19 day of July, 19 58, at 11:45 o'clock P. M.
and recorded in deed Record 195 Page 205, and the Mortgage Tax of
Deed Tax of 6.00 has been paid.

L.C. Walker Judge of Probate