

State of Alabama }
SHELBY County }

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Ten and no (\$10.00) - - - - - DOLLARS

to the undersigned grantor E. A. Branham and wife, Dovie Branham

in hand paid by Walter Ellis Branham and wife, Vera G. Branham

the receipt whereof is acknowledged we the said E. A. Branham and wife, Dovie Branham

do grant, bargain, sell and convey unto the said Walter Ellis Branham and wife,
Vera G. Branham

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

SHELBY County, Alabama, to-wit:

Commence at the SW Corner of SW $\frac{1}{4}$ of the SW $\frac{1}{4}$, Section 26, Township 17, Range 1, East. From said Corner go East along section line 1700 feet for point of Beginning; thence North parallel with West boundary line of said forty 990 feet; thence East parallel with the North boundary line of said forty 760 feet; thence South along East boundary line of SE $\frac{1}{4}$ of SW $\frac{1}{4}$, Section 26, Township 17, Range 1, East 990 feet to SE corner of said SE $\frac{1}{4}$ of SW $\frac{1}{4}$; thence West along Section line 760 feet to point of beginning.

The above plot included one acre previously deeded by grantors herein to grantees names herein.

Being a part of SE $\frac{1}{4}$ of SW $\frac{1}{4}$, Section 26, Township 17, Range 1, East.

TO HAVE AND TO HOLD Unto the said Walter Ellis Branham and wife, Vera G. Branham

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,
this 13th day of August, 1958.

WITNESSES:

McCoy Whitmire

E. A. Branham (Seal.)
Dovie Branham (Seal.)

JEFFERSON COUNTY

I, MCCOY WHITMIRE a Notary Public in and for said County, in said State,
hereby certify that E. A. Branham and wife, Dovie Branham
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 13th day of August, 1958.
McCoy Whitmire
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 *13* day of *Aug*, 19*58* at *2* o'clock *P.*
and recorded in *Deed* Record *144* Page *62* and the Mortgage Tax of
Deed Tax of *50* has been paid.
L. C. Walker Judge of Probate