

State of Alabama

Shelby County

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of One (\$1.00) Dollar, and other good and valuable consideration

to the undersigned grantor, MID SOUTH DEVELOPMENT CORPORATION, a corporation, in hand paid by Erskine C. Hayes and Fannie S. Hayes the receipt whereof is acknowledged, the said MID SOUTH DEVELOPMENT CORPORATION

does by these presents, grant, bargain, sell, and convey unto the said Erskine C. Hayes and wife, Fannie S. Hayes

as joint tenants, with right of survivorship, the following described real estate, situated in Shelby County, Alabama, to-wit:



Lot Thirteen (13), Block Thirteen (13), Lincoln Park Subdivision, a plat of which is recorded in Map Book 3, page 145, in the Office of the Judge of Probate of Shelby County, Alabama.

TO HAVE AND TO HOLD said property unto the said Erskine C. Hayes and Fannie S. Hayes 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 said MID SOUTH DEVELOPMENT CORPORATION does for itself, its successors and assigns, covenant with said Erskine C. Hayes and Fannie S. Hayes, their heirs and assigns, that it is lawfully seized in fee simple of said premises, that they are free from all encumbrances, that it has a good right to sell and convey the same as aforesaid, and that it will, and its successors and assigns shall, warrant and defend the same to the said Erskine C. Hayes and Fannie S. Hayes, their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, The said MID SOUTH DEVELOPMENT CORPORATION has hereunto set its signature by Louis Bethune its President, who is duly authorized, and has caused the same to be attested by its Secretary, on this 23rd day of August, 1958.

ATTEST

[Signature] Secretary.

By [Signature] President.

Jefferson County

, a Notary Public in and for said

I, Orzell Billingsley, Jr. county in said state, hereby certify that Louis Bethune whose name as President of the MID SOUTH DEVELOPMENT CORPORATION a corporation, is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day that, being informed of the contents of the conveyance, he, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation.

Given under my hand and official seal, this the [blank] day of [blank] Orzell Billingsley, Jr. 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 21 day of Nov 1958, at 8 o'clock and recorded in West record 142 Page 17, and the Mortgage tax of Doed Tax of 50 has been paid. L. C. Walker Judge of Probate