

1438

STATE OF ALABAMA

SHELBY County

} Know All Men By These Presents,

BOOK 198 PAGE 228

That in consideration of Sixty Nine Hundred and No/100 ----- DOLLARS

to the undersigned grantor S, Carlos Hall and wife, Dora Hall

in hand paid by George Stagner and wife, Mattie Stagner

the receipt whereof is acknowledged we the said Carlos Hall and wife, Dora Hall

do grant, bargain, sell and convey unto the said George Stagner and wife, Mattie Stagner

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

County, Alabama, to-wit: The South 100 feet of lot number 9 in Block number 2 described as beginning at the Southwest corner of lot number 9 in Block number 2 on Pine Street, and run thence North along the East line of Pine Street a distance of 100 feet; run thence in an Easterly direction and parallel with the South line of said Lot number 9 in Block number 2 a distance of 300 feet more or less to the East line of said lot; run thence South along the East line of said lot a distance of 100 feet; run thence West along the South line of said lot number 9 for a distance of 300 feet to the point of beginning and being a part of the North Half of the Northwest Quarter of Section 2, Township 21 Range 3 West and all according to the survey and map known as K. B. Nickerson's Survey on Helena Road, as shown by survey and map made by J. R. McMillen, Land Surveyor, and dated January 6th, 1946, and recorded in Map Book in the Office of the Judge of Probate of Shelby County, Alabama.

TO HAVE AND TO HOLD Unto the said George Stagner and wife, Mattie Stagner

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 hand S and seal S this day of December, 1958.

WITNESSES:

Donald M. Talton
Donald M. Talton

Carlos Hall (Seal.)
(Carlos Hall)

Dora Hall (Seal.)
(Dora Hall)

(Seal.)

State of ALABAMA
SHELBY County

I, Floetta B. Barton, a Notary Public in and for said County, in said State, hereby certify that Carlos Hall and wife, Dora Hall whose names 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 20th

day of December

Floetta B. Barton Notary Public
My commission expires Sept. 19, 1961.

STATE OF ALABAMA, SHELBY COUNTY

L. L. C. Walker, Judge of Probate, hereby certify that the within
was filed for record the 7 day of Jan, 1959, at 2 o'clock P.M.
and the same is now on record.

Recd for 7.00 pd