

1438

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STATE OF ALABAMA

SHELBY

County

Know All Men By These Presents,

That in consideration of Four Hundred Fifty and No/100 (\$450.00) DOLLARS

to the undersigned grantor R. L. Pope and wife, Gracie I. Pope

in hand paid by O. L. Tate and wife, Mearlie Tate



the receipt whereof is acknowledged WO the said R. L. Pope and wife Gracie I. Pope

do grant, bargain, sell and convey unto the said O. L. Tate and wife, Mearlie Tate

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

Shelby County, Alabama, to-wit:

A part of the SW 1/4 of the SW 1/4 of Section 24, Township 20, Range 3 W., more particularly described as follows: Begin at the SW corner of said quarter quarter Section, and run thence East along the South line thereof 921 feet to the East line of the Birmingham-Montgomery Highway, as same is now located; thence run north 19 degrees, 30 minutes West along the East side of said Highway a distance of 438 feet to the north line of a road; thence run North 87 degrees 25 minutes East a distance of 400 feet to a point; thence run North 19 degrees and 30 minutes West 118 feet to point of beginning of land herein conveyed; thence run South 87 degrees and 25 minutes West, a distance of 88 feet; thence run North 19 degrees 30 minutes West 88 feet; thence run North 89 degrees East 88 feet; thence run South 19 degrees 30 minutes East 88 feet to a point of beginning.

Also an undivided one fifth part of well located near lands described herein, together with the right of ingress and egress thereto and the usage of water therefrom.

TO HAVE AND TO HOLD Unto the said O. L. Tate and wife, Mearlie Tate

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 and seal this 12th day of February, 1959

WITNESSES:

Handwritten signatures of R. L. Pope and Gracie I. Pope with (Seal.) markings.

State of ALABAMA

SHELBY

County

I, A. H. Allbright, a Notary Public in and for said County, in said State,

hereby certify that R. L. Pope and wife, Gracie I. Pope whose name is signed to the foregoing conveyance, and who 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 12th day of February

Signature of A. H. Allbright and Notary Public seal.

Filed 2/24/59 2 AM deed to 500