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STATE OF ALABAMA

SHELBY COUNTY

BOOK 201 PAGE 373
FILED 16 MAY 1959

KNOW ALL MEN BY THESE PRESENTS, That in consideration of One Hundred and No/100 (\$100.00) Dollars, and other valuable considerations paid to the undersigned grantor, Annette M. Mills, in hand paid by Gus A. Petitt, Jr. and wife, Jane C. Petitt, the receipt whereof is acknowledged, we the said Annette M. Mills and husband, Jack Mills do grant, bargain, sell and convey unto the said Gus A. Petitt, Jr., and wife, Jane C. Petitt as joints tenants, with right of survivorship, the following described real estate, situated in Shelby County, Alabama, to-wit:

Commence at the SW corner of the SE $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Section 12, Township 24 North, Range 15 East, run east along quarter quarter section line 1016.75 feet, turn an angle of 90° to the left, run 417.6 feet, turn and angle of 90° to the left, run 207.85 feet, turn an angle of 93° 30' to the right, run 134.20 feet to the point of beginning; continue in same direction 120.90 feet, turn an angle of 76° 35' to the right, run 303.80 feet turn angle of 111° 50' to the right, run 126.68 feet, turn an angle of 68° 10' to the right run 284.30 feet to the point of beginning.

Grantor herein conveys to Grantee herein an easement 30 feet wide across the tract lying immediately South of foregoing tract to connect with 4th Street as shown in map of Glasscock's Sub-Division, the exact location of the easement is to be mutually agreed upon. If parties hereto are unable to agree on location of said easement, the easement shall be over the West 30 feet of said tract.

Grantor reserves an easement 30 feet wide along the West side of foregoing tract for the purpose of ingress and egress to and from the tracts lying north and south of the tract conveyed herein.

TO HAVE AND TO HOLD Unto the said Gus A. Petitt, Jr. and wife, Jane C. Petitt, 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 seals,
this 11th day of May, 1959.

Annette M. Mills (SEAL)
Annette M. Mills

Jack Mills (SEAL)
Jack Mills

STATE OF ALABAMA)
JEFFERSON COUNTY)

I, William G. Fletcher, a Notary Public in and for said County, in said State, hereby certify that Annette M. Mills and husband, Jack Mills, 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 13 day of May, 1959.

William G. Fletcher
Notary Public

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STATE OF ALABAMA, SHELBY COUNTY

I, Conrad M. Fowler, Judge of Probate, hereby certify that the within deed was filed for record the 16 day of May 19 59 at 8 o'clock M. and recorded in Book Record 201 at page 377 and the Mortgage Tax Deed Tax 5.00 has been paid.

Conrad M. Fowler
Judge of Probate