

State of Alabama ^{BOOK 202 PAGE 160}
SHELBY County

Know All Men By These Presents,

That in consideration of the grantees herein conveying certain property to the grantors herein, DOLLARS

to the undersigned grantor W. J. Maxwell and wife, Dora Maxwell

in hand paid by C. E. Snell and Mary Snell

the receipt whereof is acknowledged we the said W. J. Maxwell and wife, Dora Maxwell

do grant, bargain, sell and convey unto the said C. E. Snell and Mary Snell

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

Shelby

County, Alabama, to-wit:

Lots 7 and 8 according to Map entitled "Maxwell's Addition to Elliottsville" as recorded in Map Book 3 on page 118 in Probate Office of Shelby County, Alabama, being more particularly described as follows:

Commence at the northeast corner of NW $\frac{1}{4}$ of NW $\frac{1}{4}$ of Section 14, Township 21, Range 3 West and run south 15 feet to the south line of Maylene public road, being the north line of said lot 8 and being the point of beginning of the land herein conveyed; thence east along same 60 feet to the westerly right of way line of Siluria-Montevallo paved highway; thence along said right of way line south, 22 degrees 30 minutes west, 225 feet to the southeast corner of said Lot 7; thence north, 67 degrees 30 minutes west along the north line of Lot 6A in said subdivision, a distance of 150 feet; thence south, 22 degrees 30 minutes west along the westerly side of Lot 6A to a point in line with an extension of the northerly line of Lot 7B; thence north, 67 degrees 30 minutes west a distance of 40 feet to the southeast corner of Lot 7A; thence along the east line of Lot 7A in a northerly direction 93.4 feet to the south line of Lot 9; thence east along same 24 feet to the southwest corner of Lot 8; thence along the west line of said lot, run north, 22 degrees 30 minutes east, 50 feet to the south line of Maylene public road; thence along the north line of Lot 8 and south line of said public road, run north, 87 degrees 30 minutes east, 152 feet to the point of beginning.

TO HAVE AND TO HOLD Unto the said C. E. Snell and Mary Snell

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 16th day of June, 1959.

WITNESSES:

Martha B. Joiner
Charles Harrison

W. J. Maxwell (Seal.)
Dora Maxwell (Seal.)
(Seal.)
(Seal.)

TO

WARRANTY DEED

JOINT GRANTEEES WITH SURVIVORSHIP

STATE OF ALABAMA,

SHELBY County.

Office of the Judge of Probate

I hereby certify that the within deed was filed in this office for record on the 16 day of June 1959

at 4 o'clock P M, and was duly re-

corded in Volume 202 of Deeds

at page 160 and examined.

W. J. Maxwell
Judge of Probate.

State of ALABAMA

SHELBY COUNTY

I, Charles Harrison, a Notary Public in and for said County, in said State, hereby certify that W. J. Maxwell and wife, Dora Maxwell 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 16 day of June 1959.

Charles Harrison As Notary Public
for State of Alabama

State of

COUNTY

I, _____, a Notary Public in and for said County, in said State, do hereby certify that on the _____ day of _____, 19____, came before me _____ known to me to be the wife of the within named _____ who, being examined separate and apart from the husband touching her signature to the within conveyance, acknowledged that she signed the same of her own free will and accord, and without fear, constraints, or threats on the part of the husband.

Given under my hand and official seal this the _____ day of _____ 19____.

As Notary Public

STATE OF ALABAMA
SHELBY COUNTY

I hereby certify that \$.....1.00 Privilege Tax has been paid on the within instrument as required by law.

CONRAD M. FOWLER
JUDGE OF PROBATE

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 June 1959 at 4 o'clock P M. and recorded in Deed Record 202 at page 160 and the Mortgage Tax 1.00 Deed Tax 1.00 has been paid.

Conrad M. Fowler
Judge of Probate