

BOOK 202 PAGE 530
STATE OF ALABAMA

Shelby County

c/284
Know All Men By These Presents,

That in consideration of One Dollar(\$1.00)*****DOLLARS

to the undersigned grantor George W. Collins and wife Mattie Collins

in hand paid by James W. Sherrell and wife Grace Sherrell

the receipt whereof is acknowledged WE the said George W. Collins and wife Mattie Collins

do hereby grant, bargain, sell and convey unto the said James W. Sherrell and wife Grace Sherrell

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

County, Alabama, to-wit:

A parcel of land situated partly in SW $\frac{1}{4}$ of SE $\frac{1}{4}$, Sec.22 and NW $\frac{1}{4}$ of NE $\frac{1}{4}$, Sec.27, both in Township 19, Range 1 East described as follows:
From a point on the West line of SW $\frac{1}{4}$ of SE $\frac{1}{4}$, Sec.22, which point is 212 $\frac{1}{2}$ feet South of the Northwest corner of such 40, run East parallel with the North line of such 40, 260 feet for a point of beginning, run thence South parallel with the West line of such 40, 500 feet; thence East at a right angle 300 feet; thence South parallel with the West line of such 40 to the right of way of the Florida Short Route Highway; thence Easterly along such right of way to a point which is 500 feet West of the East line of the 40; thence North to a point 212 $\frac{1}{2}$ feet South of the North line of such 40; thence West 560 feet to the point of beginning, containing 10 acres more or less and situated in Shelby County Alabama

TO HAVE AND TO HOLD Unto the said James W. Sherrell and wife Grace Sherrell

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; and

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 seals this Third day of July, 1959

WITNESSES:



X George W. Collins (Seal)
X Mattie Collins (Seal)

State of

Shelby County

J.P.

, a Notary Public in and for said County, in said State,

I, Alfred F. Alverson

hereby certify that George W. Collins and wife Mattie Collins

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 third day of July, 1959

Alfred F. Alverson
Justice of the Peace
Beat 11, Shelby County
Ala. Comm. Exp. 1/16/61

STATE OF ALABAMA, SHELBY-COUNTY

Filed 7/15/59 P M

Deed to 1.00 pd