

WARRANTY DEED JOINT WITH RIGHT OF SURVIVORSHIP—TITLE GUARANTEE & TRUST CO., BIRMINGHAM, ALA.

State of Alabama

SHELBY

County

BOOK 204 PAGE 157

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Two Hundred and no/00 (\$200.00) ----- DOLLARS
and the execution of a purchase money mortgage in the amount of \$1300.00,
to the undersigned grantors, Joseph B. Johnson and wife, Louise Johnson,



in hand paid by W. M. Wood and wife, Ann Wood,

the receipt whereof is acknowledged we the said Joseph B. Johnson and wife, Louise Johnson,

do grant, bargain, sell and convey unto the said W. M. Wood and wife, Ann Wood,

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

Shelby

County, Alabama, to-wit:



A part of NW 1/4 of SW 1/4 of Sec. 19, Tp. 19, R. 2 East, Shelby County, Alabama, more particularly described as follows: Begin at a point where the west line of NW 1/4 of SW 1/4 of Sec. 19, Tp. 19, Range 2 East, intersects with U. S. Highway 280 (Florida Short Route) for a point of beginning; thence south along the said west line of said 1/4-1/4 Section a distance of 330 feet; thence turn an angle to the left of 90 deg. and go east 160 feet; thence turn an angle to the left of 90 deg. and go north 330 feet, more or less, to the south right-of-way line of said U. S. Highway 280 (Florida Short Route); thence turn an angle to the left along the south right-of-way line of said highway a distance of 160 feet, more or less, to point of beginning.

TO HAVE AND TO HOLD Unto the said W. M. Wood and wife, Ann Wood,

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 seal,

this 5 day of September, 1959.

WITNESSES:

Alfred F. Alverson

Joseph B. Johnson (Seal.)
Joseph B. Johnson
Louise Johnson (Seal.)
Louise Johnson

State of ALABAMA

SHELBY

COUNTY

Justice of the Peace

I, Alfred F. Alverson

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

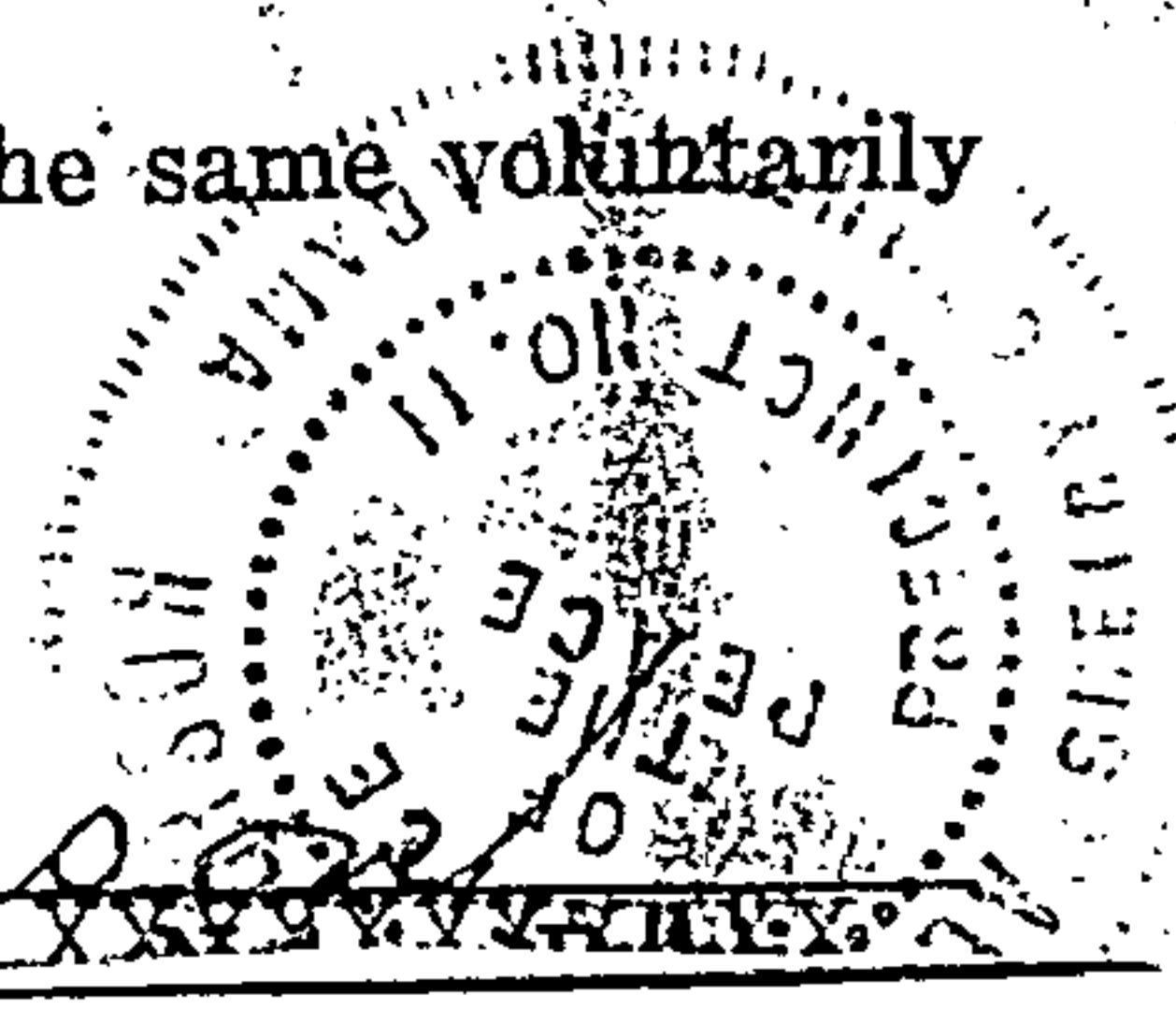
hereby certify that Joseph B. Johnson and wife, Louise Johnson,

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

5 day of September, 1959.

Alfred F. Alverson



STATE OF ALABAMA, SHELBY-COUNTY

I, Conrad M. Fowler, Judge of Probate, hereby certify that the within deed
dated and recorded the 10 day of Sept 19 59 at 8 o'clock P. M. and recorded

deed to 50 pd

cm Fowler