

State of Alabama

Shelby

County

Know All Men By These Presents,

That in consideration of Four Hundred and no/100----- DOLLARS

to the undersigned grantors, Woodrow Bearden and Lorene Bearden (husband and wife)
in hand paid by Henry Bearden and Martha Ann Bearden (husband and wife)

the receipt whereof is acknowledged we the said Woodrow Bearden and Lorene Bearden

do grant, bargain, sell and convey unto the said Henry Bearden and Martha Ann Bearden

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

Shelby

County, Alabama, to-wit:

Begin at a point where the West line of Columbiana-Chelsea public road crosses the South line of SW $\frac{1}{4}$ of NW $\frac{1}{4}$ of Section 11, Township 20, Range 1 West, and run in a Westerly and Northwesterly direction along the West line of said road 175 yards; thence West and parallel with the South line of said forty acres 70 yards; thence South and parallel with the West line of said forty acres to the South line thereof; thence along the South line of same run East to the beginning point, situated in Shelby County, Alabama.

TO HAVE AND TO HOLD Unto the said Henry Bearden and Martha Ann Bearden

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 20th day of November, 1958.

WITNESSES:



Woodrow Bearden (Seal.)

Lorene Bearden (Seal.)

(Seal.)

State of ALABAMA

SHELBY

COUNTY

I, Handy Ellis, State at Large for Alabama, a Notary Public in and for said County, in said State, hereby certify that Woodrow Bearden and Lorene Bearden (husband and wife) 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 20th day of November

1958.

Handy Ellis
As Notary Public
State at Large for Alabama

STATE OF ALABAMA, SHELBY COUNTY

I, Conrad M. Fowler, Judge of Probate, hereby certify that the within deed was filed for record the 23 day of Feb 1960 at 8 o'clock P.M. and recorded in Book 207 at page 513, and the Mortgage Tax and Deed Tax 1.50 has been paid.

CM Fowler

BOOK 207 PAGE 513