

State of Alabama

Shelby

County

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of EIGHTEEN THOUSAND, FIVE HUNDRED AND NO/100

DOLLARS

to the undersigned grantor Alta Marie Adams, a widow

in hand paid by Gerald C. Maske and wife, Gloria J. Maske

the receipt whereof is acknowledged I the said Alta Marie Adams

do grant, bargain, sell and convey unto the said Gerald C. Maske and Gloria J. Maske

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

Shelby

County, Alabama, to-wit:

The NW $\frac{1}{4}$ of Section 20, Township 20 South, Range 2 East, except 3 acres in the Southeast corner, East of Yellow Leaf Creek, situated in Shelby County, Alabama, containing in all 157 acres, more or less.

$\frac{3}{4}$ interest in the minerals in and under the above described land has heretofore been reserved by the Federal Land Bank of New Orleans and the Federal Farm Mortgage Corporation, and is hereby excepted.

TO HAVE AND TO HOLD Unto the said Gerald C. Maske and Gloria J. Maske,

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 hand s and seal,
this 21st day of March, 1960.

WITNESSES:

Alta Marie Adams (Seal.)

State of

ALABAMA

SHELBY

COUNTY

I, Lanice Brasher a Notary Public in and for said County, in said State,
hereby certify that Alta Marie Adams

whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 21st day of March, 1960.

Notary Public.

STATE OF ALABAMA, SHELBY COUNTY

I, Conrad M. Fowler, Judge of Probate, hereby certify that the within deed was filed for record in this office on the 21 day of Mar 1960 at 11:00 o'clock, and recorded in Book 208 at page 77 on the 22 day of Mar 1960. Mortgage Tax 18.50 Deed Tax 18.50 has been paid.

Conrad M. Fowler
Judge of Probate