

State of Alabama
SHELBY County }

3273 *fp. 6500.00*

Know All Men By These Presents,

That in consideration of TWO THOUSAND AND NO/100 DOLLARS and other good and valuable considerations, and the mutual exchanges of real property between the parties hereto to the undersigned grantors Virgil V. Moore and wife Evelyn C. Moore

in hand paid by Zackie Emmett Rogers, Jr. and wife Claire Cowden Rogers

the receipt whereof is acknowledged we the said Virgil V. Moore and wife Evelyn C. Moore

do grant, bargain, sell and convey unto the said Zackie Emmett Rogers, Jr. and wife Claire Cowden Rogers

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

Shelby County, Alabama, to-wit:

The South two-thirds of the Northeast Quarter of the Northwest Quarter and that part of the South two-thirds of the Northwest Quarter of the Northeast Quarter, which lies West of the right of way of U. S. Highway No. 31 known as the Birmingham-Montgomery Highway of Section 4, Township 22 South, Range 2 West, containing 42 acres, more or less, and situated in Shelby County, Alabama.

Subject to transmission line permit, public road rights of way and Postal Telegraph Company permit, and to 1960 taxes.

As a part of the consideration for this conveyance, grantees agree to assume the principal balance of \$15,540.76 due by grantors on mortgage to Birmingham Federal Savings and Loan Association, dated September 3, 1957, and recorded in Mortgage Book 250 at page 371 in the Office of Judge of Probate, Shelby County, Alabama.

TO HAVE AND TO HOLD Unto the said Zackie Emmett Rogers, Jr. and wife Claire Cowden Rogers 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 10th day of May, 1960.

WITNESSES:

W. C. Johnson

Virgil V. Moore (Seal.)

Evelyn C. Moore (Seal.)

(Seal.)

(Seal.)

TO

633 Shady, Cleveland
Shelby Co.,

WARRANTY DEED

JOINT GRANTEES 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 May 1960

ay of May 1960 at 8 A.M. o'clock M. and was duly re-

orded in Volume 202 of Deeds

at page 675, and examined.

W. W. Rabren
Judge of Probate.

State of ALABAMA
SHELBY COUNTY

I, W. W. Rabren, a Notary Public in and for said County, in said State, hereby certify that Virgil V. Moore and wife Evelyn C. Moore 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 10 day of May 1960.

W. W. Rabren As Notary Public
W. W. Rabren

State of

COUNTY

I, do hereby certify that the within named to be the wife of the wife of the husband, separate and apart from the husband, she signed the same of the husband.



Given under my hand and official seal this the day of May 1960.

As Notary Public

STATES OF ALABAMA, SHELBY COUNTY
\$6.00
has been paid
in inst
by law

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 16 day of May 1960 at 8 A.M. o'clock, and recorded in Deed Book 202 at page 675 on the 17 day of May 1960. Deed Tax 6.00 has been paid.

Conrad M. Fowler
Judge of Probate

RECEIVED
AT THE
SHELBY COUNTY
JUDGE OF PROBATE
OFFICE

P. 15

6.50

15.10

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