

State of Alabama }
Shelby County }

3732

Known All Men By These Presents,

500.

That in consideration of Ten and No/100***** DOLLARS
and other valuable consideration



to the undersigned grantors, Vernon Taylor and his wife, Ruby Taylor
in hand paid by Bill Baker and his wife, Helen Baker

the receipt whereof is acknowledged we the said Vernon Taylor and his wife, Ruby Taylor
do grant, bargain, sell and convey unto the said Bill Baker and his wife, Helen Baker

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 south line of SE $\frac{1}{4}$ of NW $\frac{1}{4}$ of Section 34, Township 19, Range 2 East, intersects with the westerly line of the right of way of the Florida Short Route, sometimes known as W. S. Highway #91, and run northwesterly along said highway line 2047 feet to the beginning point; thence continue along said highway line in a northwesterly direction, 150 feet; thence run in a southwesterly direction, and perpendicular to said highway line, 150 feet; thence run in a southeasterly direction, and parallel with said highway line 150 feet; thence run in a northeasterly direction, and perpendicular to said highway line a distance of 150 feet to the point of beginning; all being in the W $\frac{1}{2}$ of NW $\frac{1}{4}$ of Section 34, Township 19, Range 2 East, Shelby County, Alabama.

The above described property shall not be used for the sale or storage of alcoholic liquors or beverages, nor for the operation of a public dance hall thereon, or for the operation of tourist cabins thereon. This shall be a covenant running with said land and shall bind the grantees, their successors, heirs and assigns and should there be a breach thereof the same may be enjoined in any court of competent jurisdiction.

TO HAVE AND TO HOLD Unto the said Bill Baker and his wife, Helen Baker

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, s

this 17th day of August, 1959

WITNESSES:

Vernon Taylor (Seal.)

Ruby Taylor (Seal.)

(Seal.)

(Seal.)

209 PGE314

Shad

Vernon Taylor and wife, Ruby

Taylor

TO

Bill Baker and his wife,

Helen Baker

WARRANTY DEED

JOINT GRANTEEES WITH SURVIVORSHIP

STATE OF ALABAMA,

Shad County.

Office of the Judge of Probate

I hereby certify that the within deed was

filed in this office for record on the 10

day of June 1960

at 2 o'clock P M, and was duly re-

corded in Volume 209 of Deeds

at page 214 and examined.

Conrad M. Fowler
Judge of Probate.

1.55

2.50

2.50

State of Alabama

Talladega

COUNTY

I, Millard W. Lawrence, a Notary Public in and for said County, in said State, hereby certify that Vernon Taylor and his wife, Ruby Taylor 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 17th day of August 1959

Millard W. Lawrence
As Notary Public

State of

COUNTY

I, _____, a Notary Public in and for said County, in said State, do hereby certify that on the _____ day of _____, 19____, came before me the within named _____ known to me to be the wife of the within named _____ who, being examined separate and apart from the husband touching her signature to the within conveyance, acknowledged that she signed the same of her own free will and accord, and without fear, constraints, or threats on the part of the husband.

Given under my hand and official seal this the _____ day of _____ 19____.

As Notary Public

STATE OF ALABAMA
SHELBY COUNTY
I hereby certify that
\$... has been paid on the with-
in instrument as required
by law.
CONRAD M. FOWLER
JUDGE OF PROBATE

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 10 day of June 1960 at 2 o'clock, and recorded in 209 Book 214 at page 214 on the 10 day of June 1960. Mortgage Tax _____ Deed Tax _____ has been paid.

Conrad M. Fowler
Judge of Probate