

State of Alabama

SHELBY County

4296

Know All Men By These Presents,

That in consideration of Four thousand four hundred & sixteen & 89/100 - DOLLARS

to the undersigned grantor Virgil Harris and wife, Janay Harris

in hand paid by John P. Kelly and wife, Anne Faulk Kelly

the receipt whereof is acknowledged we the said Virgil Harris and wife, Janay Harris

do grant, bargain, sell and convey unto the said John P. Kelly and wife, Anne Faulk Kelly

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

SHELBY County, Alabama, to-wit:

Lot 4, Block 3, according to the Map of Arden Sub-division to the Town of Montevallo, Alabama, Shelby County; which Map is recorded in the Probate Office of Shelby County, Alabama in Map Book 3, Page 64.

As a part of the consideration of this Deed, grantees expressly agree to assume and do assume the mortgaged indebtedness secured by Mortgage from Grantors herein to Veterans Administration, which said Mortgage is recorded in the Probate Office of Shelby County, Alabama, in Mortgage Book 218, Page 376.



TO HAVE AND TO HOLD Unto the said John P. Kelly and wife, Anne Faulk Kelly

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 day of

WITNESSES:

L. G. Wallace

L. G. Wallace

Virgil Harris (Seal.)

Janay Harris (Seal.)

(Seal.)

(Seal.)

BOOK 210 PAGE 101

Virgil Harris and wife,

Janay Harris

TO

John P. Kelly and wife,

Anne Faulk Kelly

WARRANTY DEED

JOINT GRANTEEES 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 15

day of July 1960

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

corded in Volume 210 of Deeds

at page 101, and examined.

Conrad M. Fowler
Judge of Probate.

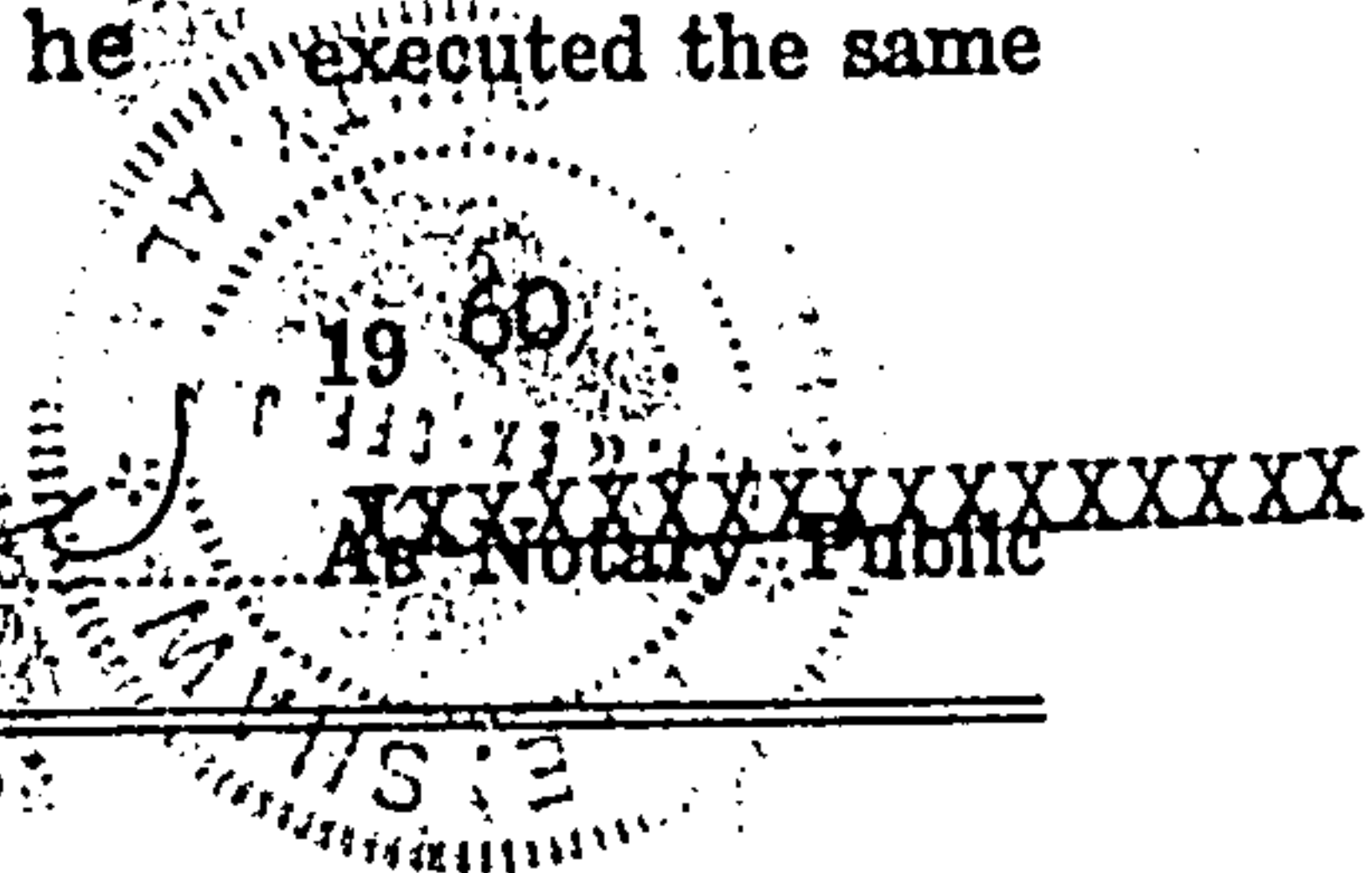
4.50
1.75
5.98 (852)

State of Alabama
Shelby COUNTY

I, **L. E. Shaw, Justice Of The Peace** ~~XXXXXXXXXXXX~~ in and for said County, in said State, hereby certify that **Virgil Harris** 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, he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 8th day of July

My commission expires Jan 16, 1961 *L. E. Shaw*
Justice Of The Peace



State of ALABAMA
JEFFERSON COUNTY

I, **John B. Anderson**, a Notary Public in and for said County, in said State, do hereby certify that on the 7th day of July, 1960, came before me the within named **JANAY HARRIS** known to me to be the wife of the within named **VIRGIL HARRIS** 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 7th day of July 1960..

John B. Anderson As Notary Public
My Commission expires, Feb. 16th. 1960.

BOOK 210 PAGE 102

STATE OF ALABAMA, COUNTY OF Shelby
I, **Conrad M. Fowler**, Judge of Probate, hereby certify that the within deed for record in this office on the 15 day of July, 1960 at 2 o'clock recorded in deed Book 210 at page 101 on the 15 day of July 1960. Mortgage tax 4.50 Deed tax 1.75 has been paid.
Conrad M. Fowler
Judge of Probate

FILED
with-
Tax
that
MAA