

State of Alabama }
SHELBY County }

4411

KNOW ALL MEN BY THESE PRESENTS,

DOLLARS

That in consideration of SEVEN HUNDRED FIFTY AND NO/100 (\$750.00)

to the undersigned grantor s C. H. Fulton and wife, Myrtle Fulton

in hand paid by Eugene Mitchell and wife, Agnes Mitchell

the receipt whereof is acknowledged we the said C. H. Fulton and Myrtle Fulton

do grant, bargain, sell and convey unto the said Eugene Mitchell and Agnes Mitchell

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

Shelby County, Alabama, to-wit:

Commence at the SE corner of the SE $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Section 12, Township 21 South, Range 3 West; thence run West along the South line of said Quarter Quarter Section a distance of 372.03 feet to the point of beginning; thence continue West along the South line of said Quarter Quarter Section a distance of 325.76 feet to the East right of way line of U. S. Highway 31; thence turn an angle of 44 deg. 20 min. to the right and run along the East right of way line of said Highway a distance of 135.50 feet to the South margin of the Fulton Lake Road; thence turn an angle of 104 deg. 05 min. to the right and run along the South margin of said road 235 feet; thence turn an angle of 75 deg. 55 min. to the right and run a distance of 311.20 feet to the point of beginning. Situated in the SE $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Section 12, Township 21 South, Range 3 West, Shelby County, Alabama.

TO HAVE AND TO HOLD Unto the said Eugene Mitchell and Agnes Mitchell,

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.

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In Witness Whereof, we have hereunto set our hand s and seal,

this 21 day of July, 1960.

WITNESSES:

[Handwritten signatures of witnesses]

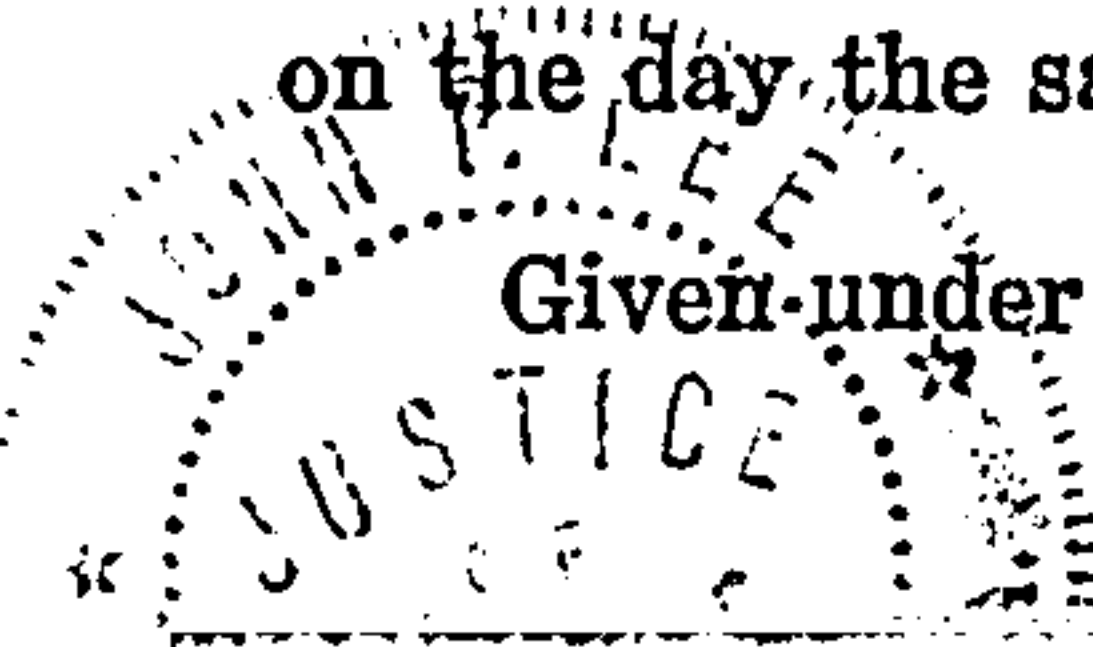


[Handwritten signature] (Seal.)
(C. H. Fulton)
[Handwritten signature] (Seal.)
(Myrtle Fulton)
____ (Seal.)

State of ALABAMA }
SHELBY COUNTY }

I, *[Handwritten signature]* a Notary Public in and for said County, in said State, hereby certify that C. H. Fulton and wife, Myrtle Fulton whose name s 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 21 day of July, 1960.



STATE OF ALABAMA, SHELBY COUNTY

[Handwritten notes and signatures at the bottom of the page]