

## State of Alabama

SHELBY

County

Know All Men By These Presents,

That in consideration of Three Hundred and no/100-----

DOLLARS

to the undersigned grantor Clyde M. Wyatt and wife, Margaret L. Wyatt

in hand paid by George W. Cleveland and Urcel Cleveland

the receipt whereof is acknowledged we the said Clyde M. Wyatt and wife, Margaret L. Wyatt

do grant, bargain, sell and convey unto the said George W. Cleveland and Urcel Cleveland

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

Shelby

County, Alabama, to-wit:

Begin at the southeast corner of the SE $\frac{1}{4}$  of the SE $\frac{1}{4}$ , Section 29, Township 19 South, Range 2 East and thence south, 87 deg. 30 min. west a distance of 399.2 feet to a point; thence north, 1 deg. west a distance of 157.4 feet to a point; thence north 1 deg. 30 min. west a distance of 228.4 feet to a point; thence north, 3 deg. east a distance of 779 feet to point of beginning; thence continue north, 3 deg. east and along the easterly line of a gravel road 105 feet; thence south, 82 deg. 30 min. east a distance of 210 feet; thence south, 3 deg. 30 min. west a distance of 105 feet; thence north, 82 deg. 30 min. west a distance of 210 feet to the point of beginning. Said parcel of land being situated in the SE $\frac{1}{4}$  of SE $\frac{1}{4}$ , Section 29, Township 19 South, Range 2 East, Shelby County, Alabama.

TO HAVE AND TO HOLD Unto the said George W. Cleveland and Urcel Cleveland

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 28<sup>th</sup> day of July, 1960

WITNESSES:



*Clyde M. Wyatt* (Seal.)  
Clyde M. Wyatt

*Margaret L. Wyatt* (Seal.)  
Margaret L. Wyatt

State of ALABAMA

SHELBY

COUNTY

I, *Mrs. J. W. Sanchez*, a Notary Public in and for said County, in said State, hereby certify that Clyde M. Wyatt and wife, Margaret L. Wyatt 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 28<sup>th</sup> day of July, 1960.

*Mrs. J. W. Sanchez* As 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 *29* day of *July* 19*60* at *1* M. o'clock and recorded in *Book 210* at page *299* on the *2* day of *Aug* 19*60*. Mortgage Tax *2.00* Deed Tax *2.00* has been paid.

*Conrad M. Fowler*