

R-2 - Pulaski

1000.00
Deed Mtg 268 page 49

WARRANTY DEED JOINT WITH RIGHT OF SURVIVORSHIP—TITLE GUARANTEE & TRUST CO., BIRMINGHAM, ALA.

State of Alabama

Shelby County

133

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of four thousand dollars (\$4,000.00)..... DOLLARS

to the undersigned grantors, H. S. Kennedy and wife, Fannie C. Kennedy

in hand paid by Jack H. Lovejoy and wife, H. Nell Lovejoy

the receipt whereof is acknowledged we the said H. S. Kennedy and wife, Fannie C. Kennedy

do grant, bargain, sell and convey unto the said Jack H. Lovejoy and wife, H. Nell Lovejoy

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

Shelby County, Alabama, to-wit:

Commence at the SW corner of the NW $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Sec. 6, T-21-s, R-2-E. thence run North along the West line of said quarter, quarter Section a distance of 226.11 feet; thence turn an angle of 88 deg. 47 min. to the right and run a distance of 200.36 feet to the point of beginning; thence continue in the same direction a distance of 172.58 feet; thence turn an angle of 89 deg. 09 feet to the right and run a distance of 132.45 feet to the North R.O.W. line of Kennedy Avenue; thence turn an angle of 109 deg. 59 min. to the right and run along said R.O. W. a distance of 5.10 feet; thence turn an angle of 90 deg. 00 min. to the left and run along said R. O. W. a distance of 5.00 feet; thence turn an angle of 83 deg. 56 min. to the right along the cord of a curve, whose arc is 171.48 and whose radius 827.5 feet, to a point on said curve; thence turn and angle of 76 deg. 24 min. to the right from said cord and run a distance of 95.02 feet to the point of beginning, situated in the NW $\frac{1}{4}$ of the SW $\frac{1}{4}$, Sec. 6, T-21-S, R-2-E, Shelby County, Alabama.

TO HAVE AND TO HOLD Unto the said Jack H. Lovejoy and wife, H. Nell Lovejoy

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 hand and seal,

this seventh day of September, 1960.

WITNESSES:

.....
.....
.....
.....

H. S. Kennedy (Seal.)
Fannie C. Kennedy (Seal.)
..... (Seal.)
..... (Seal.)

BOOK 211 PAGE 540

TO

WARRANTY DEED
JOINT WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA }
SHELBY COUNTY }

I, Conrad M. Fowler, Judge of Probate hereby certify that the within Deed was filed in this office for record the 7 day of Oct 1960 at 10 o'clock AM. and recorded in West Record 211 page 560 and examined 10-11-60 and the Mortgage Tax of \$ 1.00 and the Deed Tax of \$ 1.00 has been paid.

Fee \$ 1.00

Conrad M. Fowler
Judge of Probate

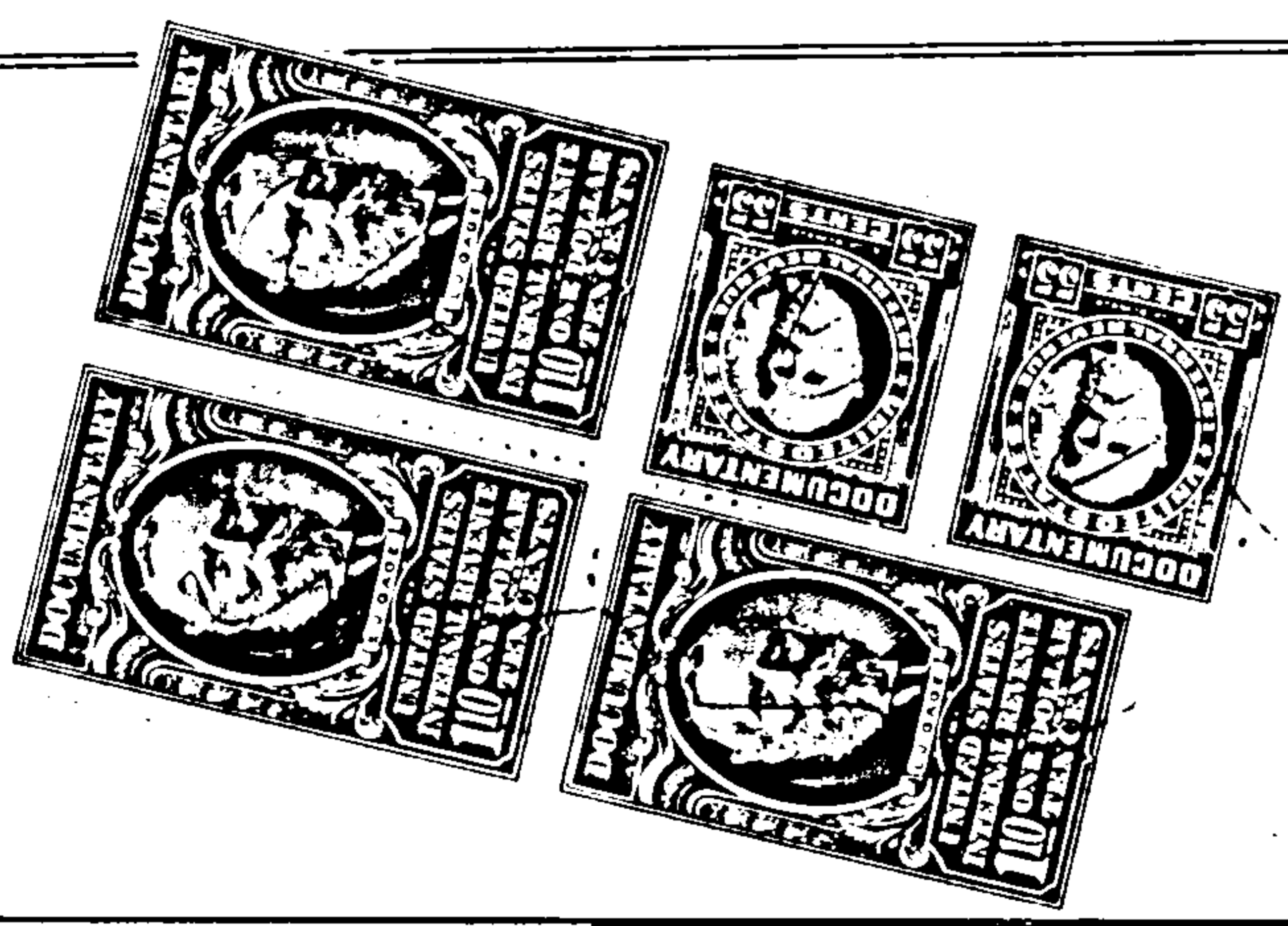
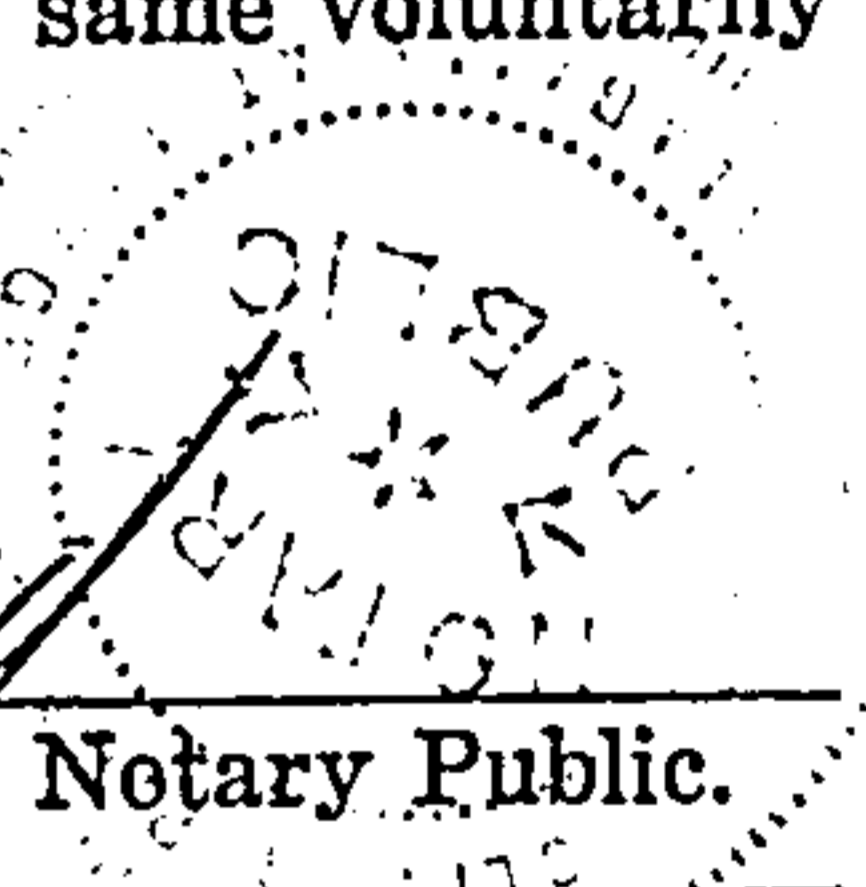
THIS FORM FROM
TITLE GUARANTEE & TRUST CO.
TITLE INSURANCE — ABSTRACTS
TRUSTS
BIRMINGHAM, ALABAMA

State of
Shelby COUNTY

I, Oliver P. Head a Notary Public in and for said County, in said State, hereby certify that H. S. Kennedy and wife, Fannie C. Kennedy 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 seventh day of September, 1960.

Oliver P. Head
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 7 day of Oct 1960 at 10 M. o'clock, and recorded in West Book 211 at page 560 on the 7 day of Oct 1960.
Mortgage Tax 1.00 Deed Tax 1.00 has been paid.
Conrad M. Fowler
Judge of Probate

BOOK 211 PAGE 541