

State of Alabama

Shelby

County

KNOW ALL MEN BY THESE PRESENTS,

DOLLARS

That in consideration of SEVEN HUNDRED AND NO/100

to the undersigned grantors D. W. Smith and wife, Lydia Smith

in hand paid by Floyd V. Turner and wife, Lora B. Turner

the receipt whereof is acknowledged we the said D. W. Smith and Lydia Smith

do grant, bargain, sell and convey unto the said Floyd V. Turner and Lora B. Turner

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

Shelby

County, Alabama, to-wit:

Lot No. 11, according to survey of Smith's Camp, Second Sector, situated in E $\frac{1}{2}$ of SE $\frac{1}{4}$, Section 7, Township 21 South, Range 2 East, as recorded in Probate Office of Shelby County, Alabama, in Map Book 4, page 12.

Lots No. 13 and 14, according to survey of Smith's Camp, on Coosa River, recorded in Probate Office of Shelby County, Alabama in Map Book 4, page 51.

Mineral and Mining rights excepted.

Property shall not be used for business purposes and this covenant shall run with the land.

Sellers retain a Vendor's Lien for the full consideration of \$700.00 which is to be paid by mortgagees to seller at the rate of \$20.00 each month commencing April 1, 1960. (Interest payable at 6% from date) as shown by installment note.

TO HAVE AND TO HOLD Unto the said Floyd V. Turner and Lora B. Turner,

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.

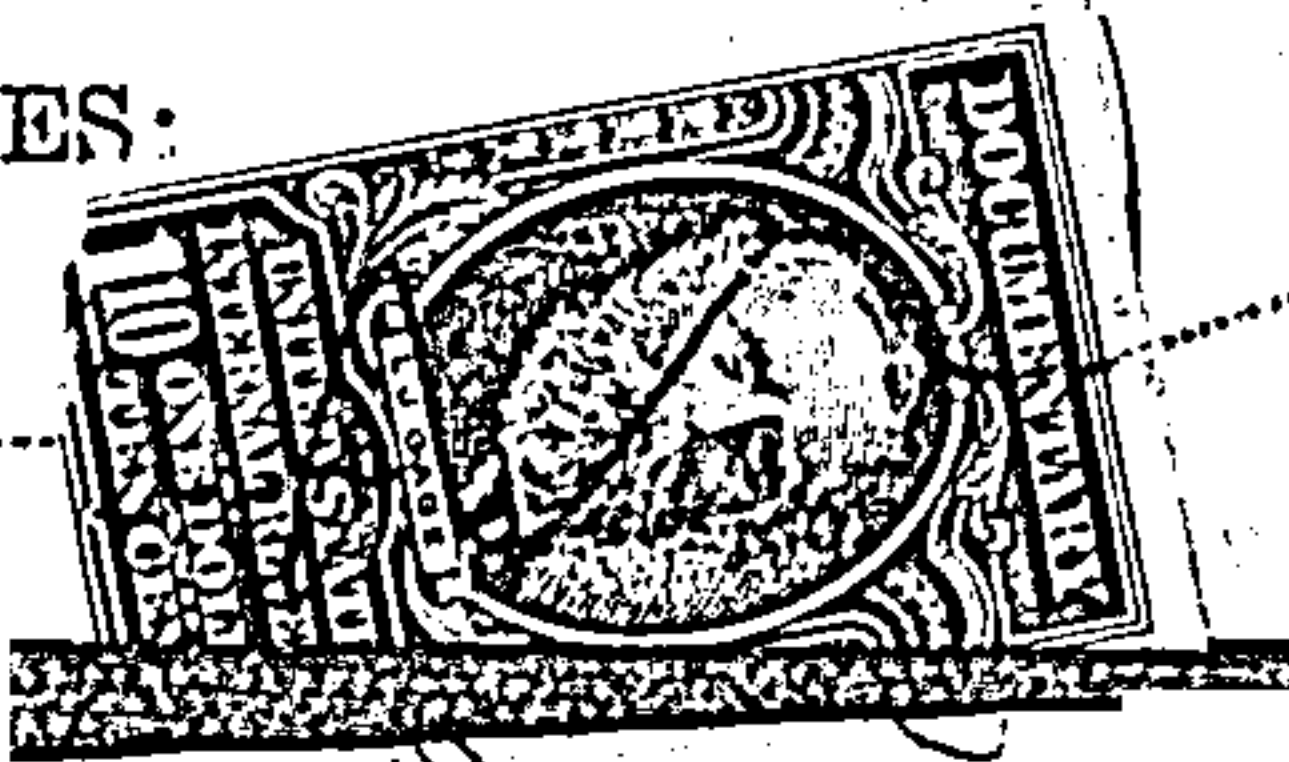
And we do, for ourselves and for our heirs, executors and administrators, covenant with the said grantees, their heirs and assigns, that we are lawfully seized in fee simple of said premises; that they are free from all encumbrances.

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 31st day of March, 1960.

WITNESSES:



(D. W. Smith)

(Seal.)

(Lydia Smith)

(Seal.)

State of
SHELBY

ALABAMA

COUNTY

I, L. VANCE BRASHER

a Notary Public in and for said County, in said State,

hereby certify that D. W. Smith and wife, Lydia Smith

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

31

day of March, 1960.

Notary Public.

STATE OF ALABAMA, SHELBY COUNTY

I, Conrad M. Fowler, Judge of Probate, hereby certify that the within was filed for record in this office on the 31 day of March 1960 at 11:00 A.M. and recorded in Book 242 at page 350 on the 31 day of March 1960. Mortgage Tax 1.00 Deed Tax 1.00 has been paid.

Conrad M. Fowler
Judge of Probate

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