

3330 2nd floor

1420

3800

STATE OF ALABAMA

SHELBY

County

Know All Men By These Presents,

That in consideration of One dollar and other good and valuable consideration

to the undersigned grantors C. B. Miller and wife, Lecta Miller

in hand paid by Harold A. Miller and wife, Julia Fay Miller

the receipt whereof is acknowledged we the said C. B. Miller and wife, Lecta Miller

do grant, bargain, sell and convey unto the said Harold A. Miller and wife, Julia Fay Miller

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

Shelby

County, Alabama, to-wit:

The South Half of the Southeast Quarter of Section 4, and the East 15 acres of the Southeast Quarter of the Southwest Quarter of Section 4, all in Township 19, Range 2 East, containing 95 acres, more or less.

TO HAVE AND TO HOLD Unto the said Harold A. Miller and wife, Julia Fay Miller

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 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 s and seal s this 12th day of April, 1960

WITNESSES:

Frances Warren

C. B. Miller (Seal.)

Lecta Miller (Seal.)

(Seal.)

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State of

SHELBY

County

I, Frances Warren, a Notary Public in and for said County, in said State,

hereby certify that C. B. Miller and wife, Lecta Miller

whose name s are signed to the foregoing conveyance, and who are know to me, acknowledged before me on this day that, being informed of the contents of the conveyance, we have executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 12th day of April, 1960



Frances Warren As Notary Public

Filed 12/28/60 2 PM Recd TX 300