

\$3000.00

WARRANTY DEED

Shelby County Printing & Publishing Co., Columbiana, Ala.

The State Of Alabama

SHELBY County

1424

Know all men by these presents, That in consideration of
Two Hundred dollars and other good and valuable considerations
to the undersigned grantors.....D...H...Holcombe and wife Theron M. Holcombe
in hand paid by Norman P. Simmons and Peggy W. Simmons

the receipt whereof is acknowledged We the said D. H. Holcombe and Theron M.
Holcombe do grant, bargain, sell and convey unto the said
Norman P. Simmons and wife Peggy W. Simmons

the following described real estate situated in Shelby County, Alabama, to-wit:
A parcel of land which is a part of the E-half of North-East quarter of the North-
West quarter which lies North of the Highway #280 (formerly #91) Section 30, Town-
ship 19, Range One East. This tract of land was deeded to D. H. Holcome Dec. 3rd,
1946 by George and Bertha Huddleston and said deed is recorded in the office of the
Judge of Probate of Shelby County, Columbiana, Ala.

The parcel of land conveyed by this deed is fully described as follows:

Beginning at the South East corner of the above mention tract of land, and at the
North line of aforesaid Highway Right-of-way and running North 576. feet to the
South-east corner of the Lowery Rich property; thence run in a West-Southwesterly
direction 651 feet to the North-East corner of the Curtis Howell property; thence
in a Southerly direction parallel with the East line of the said Curtis Howell
property to intersection with north bounday line of aforesaid Highway; thence in
an easterly direction parallel with north boundary line of said Highway 408 feet to
place of beginning. Being in the North-East quarter of the North-West quarter, Sec-
tion 30, Township 19, Range 1 East. Containing approximately four and one half acres
more or less. With all improvements thereon or belonging there-to.

This is a survivorship deed--in the event either ~~that~~ Norman P. Simmons or his
wife Peggy W. Simmons should become deceased, then the survivor shall have full control
and title to the property to handle same as they may see proper, and desires to do.



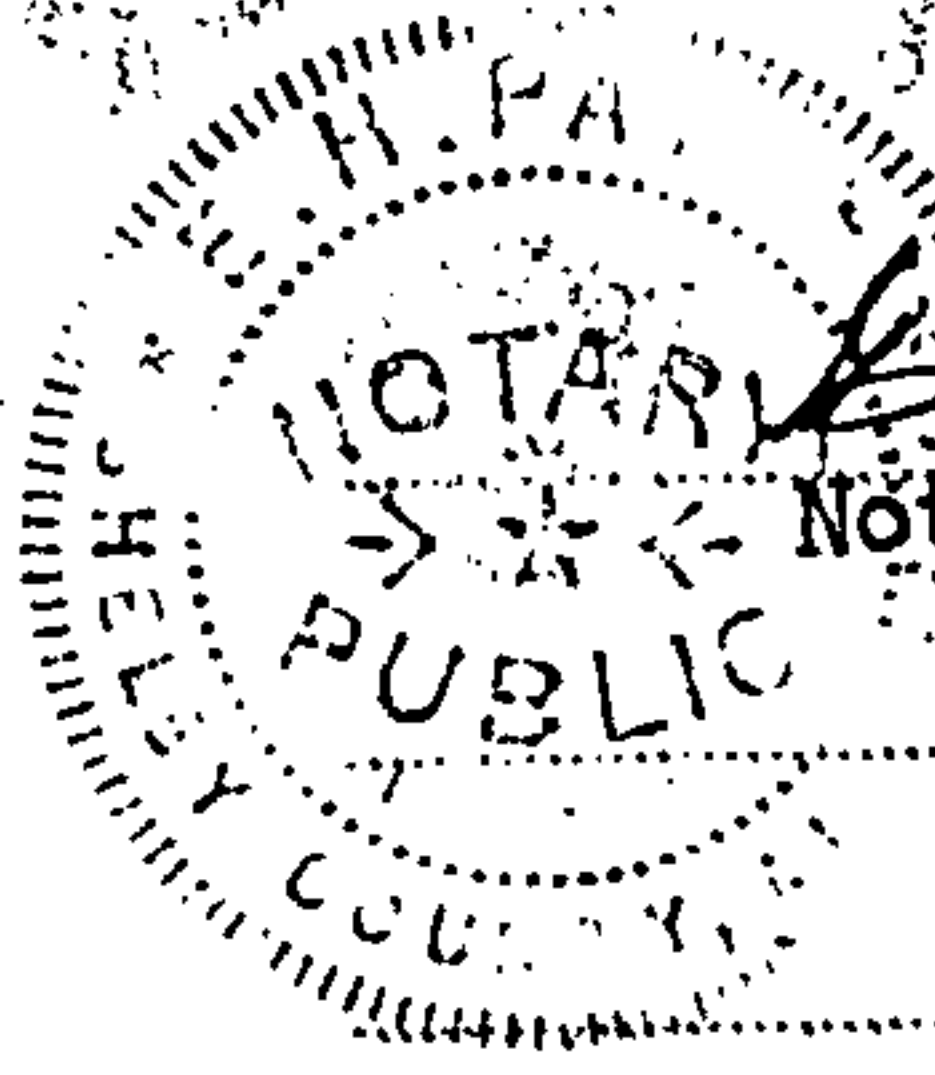
BOOK 213 PAGE 301

To have and to hold To the said Norman P. Simmons and wife Peggy W. Simmons, and
their
heirs and assigns forever.

And that we do, for ourselves and for our heirs, executors and administrators,
covenant with the said Norman P. Simmons and Peggy W. Simmons, and their
heirs and assigns, that We are lawfully seized in fee simple of said premises;
that they are free from all incumbrances; that We do 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 Norman P. Simmons and wife
Peggy W. Simmons, and 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
10th day of November 1959, 19 .

WITNESSES:


E. H. Payne
Notary Public

D. H. Holcombe (Seal)
Theron M. Holcombe (Seal)
____ (Seal)
____ (Seal)

The State Of Alabama
SHELBY County

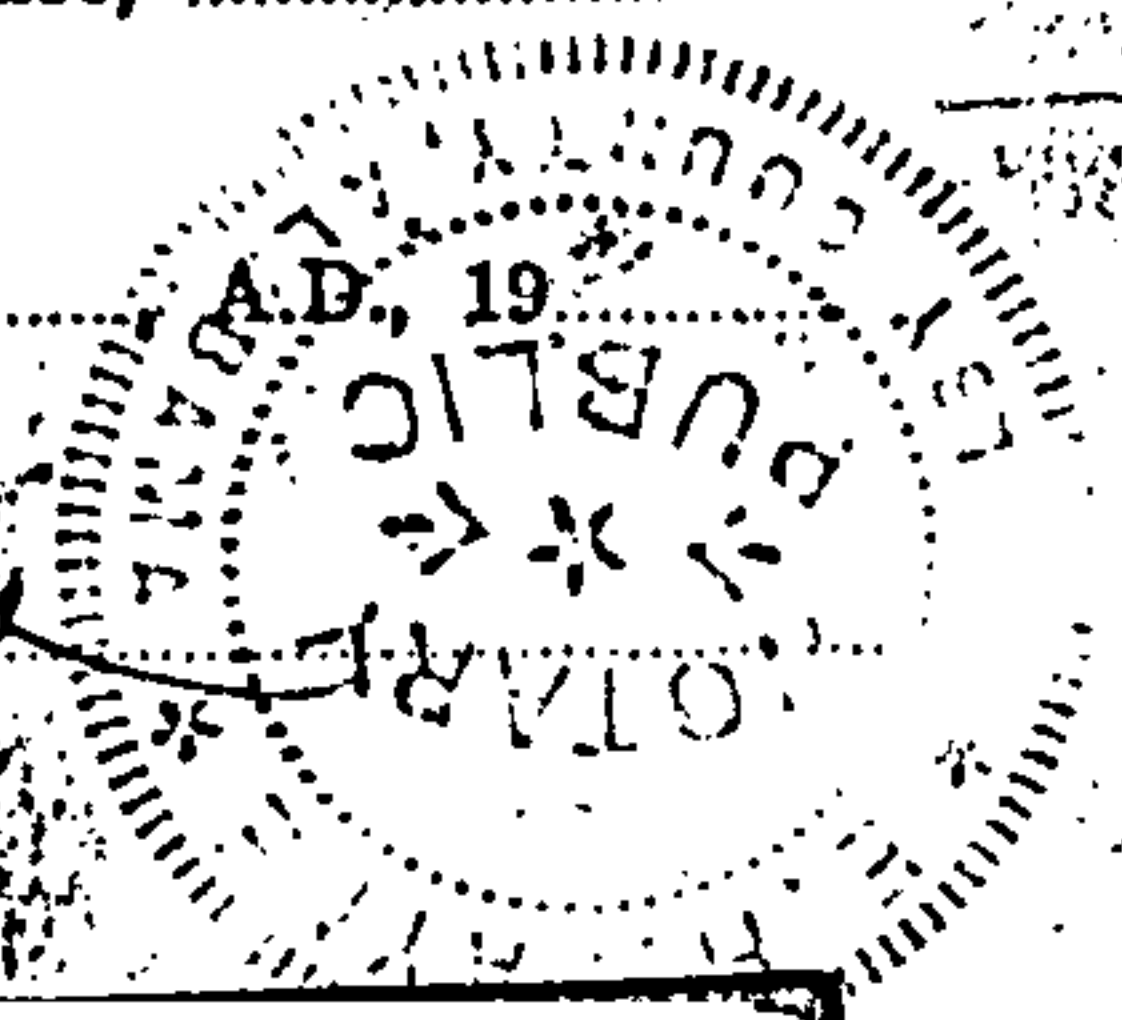
I, E. H. Payne

a Notary Public in and for said County, in said State,
hereby certify that D. H. Holcombe and wife Theron M. Holcombe
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 this conveyance,
they did executed the same voluntarily on the day the same bears date.

Given under my hand this 10 day of November 1959

My commission expires 7/14/62

E. H. Payne
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 28 day of Dec. 1960 at 2:00 M. clock, and
recorded in Book 213 at page 200 on the 4 day of Jan 1961.
Mortgage Tax _____ Deed Tax 2.00 has been paid.
Conrad M. Fowler
Judge of Probate

a _____ in and for said County, in said State, hereby certify that
_____ subscribing witness to the foregoing conveyance, known
to me, appeared before me this day, and being sworn, stated that _____
_____ the grantor _____ voluntarily