

State of Alabama }
SHELBY County }
750

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of FOUR THOUSAND AND NO/100

DOLLARS

to the undersigned grantor R. Belle Henderson, a widow

in hand paid by Joe C. Roberson and wife, Kate Roberson

the receipt whereof is acknowledged I the said R. Belle Henderson

do grant, bargain, sell and convey unto the said Joe C. Roberson and Kate Roberson

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

Shelby

County, Alabama, to-wit:

Begin at the SE corner of SW $\frac{1}{4}$ of SE $\frac{1}{4}$ of Sec. 14, Township 21, Range 3 West and run North to the North right of way line of Smokey Road; thence run Westerly along the North right of way line of Smokey Road 105 feet to the point of beginning of the land herein described; from said point of beginning run North 420 feet, more or less, to the NW corner of the lot sold Harbin W. Nix and wife, Mary Ann Nix; run thence Easterly along the North line of said Nix lot 105 feet to East line of said forty; run thence North 900 feet, more or less, to the NE corner of said forty; run thence West along the North line of said forty 500 feet; run thence South 840 feet, more or less, to the NW corner of Cecil and Illa Collins lot; run thence Easterly along the North line of said Collins lot 210 feet; run thence South 420 feet, more or less, to the North right of way line of Smokey Road; thence Easterly along the North right of way line of said road 185 feet, to point of beginning. Containing 12 acres, more or less.



TO HAVE AND TO HOLD Unto the said Joe C. Roberson and Kate Roberson

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 I do, for myself and for my heirs, executors and administrators, covenant with the said grantees, their heirs and assigns, that I am lawfully seized in fee simple of said premises; that they are free from all encumbrances.

that I have a good right to sell and convey the same as aforesaid; that I will, and my 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, I have hereunto set my hand and seal,
this 27th day of February, 1961.

WITNESSES:

R. Belle Henderson (Seal.)
(R. Belle Henderson)

(Seal.)

(Seal.)

(Seal.)

Andy Bentz, Clerk

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 10th day of February 1961 at 10 o'clock A.M. and recorded in Book 204 Record 34 page 204 and examined 34 and the Mortgage Tax of \$ 4.00 Deed Tax of \$ 1.45 has been paid.

Fee \$ 1.45 Judge of ProbateState of
SHELBYALABAMA
COUNTY*I. L. Clegg B. Beale*

hereby certify that R. Belle Henderson

whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this

7 day of February, 1961.

Conrad M. Fowler
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 10th day of February 1961 at 10 M. o'clock and recorded in Book 204 at page 34 on the 10th day of February 1961. Mortgage Tax \$ 4.00 Deed Tax \$ 1.45 has been paid.

Conrad M. Fowler
Judge of Probate

BOOK 214 PAGE 305