

State of Alabama

Shelby

County

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of one hundred fifty and No/100's(\$150.00) - - - - - DOLLARS

to the undersigned grantor, Floyd Whatley, an unmarried man,

in hand paid by James M. Allen and wife, Sherry Allen,



the receipt whereof is acknowledged I the said Floyd Whatley, an unmarried Man,

do grant, bargain, sell and convey unto the said James M. Allen and wife, Sherry Allen,

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

Shelby

County, Alabama, to-wit:

Begin at the southeast corner of the NW $\frac{1}{4}$ of SW $\frac{1}{4}$ of Section 13, Township 22 South, Range 4 West and run North 330 feet to the point of beginning, being the North side of the right of way of the Boothton-Montevallo Road; thence continue North along the east line of said forty acre tract 660 feet to the southeast corner of Plot 22, as shown upon a map prepared by I. S. Gillespie, Engineer, dated April 26, 1946, and so identified and on file in the office of the Boothton Coal Mining Co.; thence turn West and run parallel with the south line of said forty acre tract and along the south line of Plots 22 and 23 as shown upon said map prepared by I. S. Gillespie a distance of 1030 feet to the East(or North) side of the right of way of said Boothton-Montevallo Road; thence run in a southeasterly direction along the North boundary of said Boothton-Montevallo Road to the point of beginning; containing 10, acres, more or less. Minerals and Mining rights and other easements of record are excepted.

TO HAVE AND TO HOLD Unto the said James M. Allen and wife, Sherry Allen,

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, except minerals and mining rights and other easements of record are excepted;

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 5th day of May, 1961.

WITNESSES:

Floyd Whatley (Seal.)

_____ (Seal.)

_____ (Seal.)

_____ (Seal.)

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TO

Wm J M Allen

Wm J M Allen

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 10 day
of May 1961 at 10 o'clock A.M.
and recorded in Vol 215 Record 273
page 451 and examined \$16.01
and the Mortgage Tax of \$ 52
Deed Tax of \$ 52 has been paid.

Conrad M. Fowler
Judge of Probate

Fee \$ 1.45

THIS FORM FROM

TITLE GUARANTEE & TRUST CO.

TITLE INSURANCE — ABSTRACTS

TRUSTS

BIRMINGHAM, ALABAMA

State of ALABAMA
SHELBY COUNTY

I, Oliver F. Head a Notary Public in and for said County, in said State,
hereby certify that Floyd Whatley, an unmarried man,
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 he executed the same voluntarily
on the day the same bears date.

Given under my hand and official seal this 5th

day of May, 1961.

Oliver F. 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 10 day of May 1961 at 10 o'clock and
recorded in Vol 215 Book 215 at page 273 on the 10 day of May 1961.
Mortgage Tax _____ Deed Tax 52 has been paid.

Conrad M. Fowler
Judge of Probate