

State of Alabama }
 Shelby County }

4231 850.
 KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One Hundred Fifty Dollars and other good and valuable consideration,

to the undersigned grantor B. E. Cunningham and wife, Nellie Cunningham

in hand paid by William Joe Mooney and Myrtle N. Mooney

the receipt whereof is acknowledged we the said

B. E. Cunningham and wife, Nellie Cunningham

do grant, bargain, sell and convey unto the said

William Joe Mooney and Myrtle N. Mooney

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

Shelby County, Alabama, to-wit:

Lot 11 according to Central Hills Subdivision in the town of Wilsonville, Alabama, as shown by map recorded in Map Book 4 page 44 in the Probate Office of Shelby County, Alabama.

Subject to the protective covenants, restrictions and easements shown on said Subdivision map.

TO HAVE AND TO HOLD Unto the said William Joe Mooney and Myrtle N. Mooney

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 seals

this 16th day of June, 1961.

WITNESSES:

B. E. Cunningham (Seal.)
 B. E. Cunningham

Nellie Cunningham (Seal.)
 Nellie Cunningham

(Seal.)

(Seal.)

State of ALABAMA }
 SHELBY COUNTY }

I, Jerry J. Ward

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

hereby certify that B. E. Cunningham and wife, Nellie Cunningham

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
 STATE OF ALA. SHELBY CO.
 I CERTIFY THIS INSTRUMENT
 WAS FILED ON 3 PM

16th day of June, 1961.

(State at Large)

Notary Public

RECORDED & \$1.00 MTG. TAX
 \$1.00 DEED TAX HAS BEEN
 PD. ON THIS INSTRUMENT.