

State of Alabama

SHELBY

County

Known All Men By Their Presents.

That in consideration of Ten and other considerations DOLLARS

to the undersigned grantor Ben Gaiters and wife Callie Gaiters

in hand paid by Edward W. Coleman and wife Cordelia Coleman

the receipt whereof is acknowledged we the said Ben Gaiters and wife Callie Gaiters

do grant, bargain, sell and convey unto the said Edward W. Coleman and wife Cordelia Coleman

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

County, Alabama, to-wit:
 One acre Square in the SE corner of the SE $\frac{1}{4}$ of SE $\frac{1}{4}$ of Section 4,
 Township 22, Range 2 West Shelby County /Ala.

Book 153

Page 43

RETURN TO:
 JIM WALTER CORP.
 P. O. BOX 9123
 TALLAHASSEE, FLA.

TO HAVE AND TO HOLD Unto the said Edward W. Coleman and wife Cordelia Coleman

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 us and for our heirs, executors and administrators, covenant with the said grantees, their heirs and assigns, that they lawfully seized in fee simple of said premises; that they are free from all encumbrances;

that they 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 15th day of June, 1961

WITNESSES:

James H. Williams

Ben Gaiters (Seal.)

Callie Gaiters (Seal.)

(Seal.)

(Seal.)

B. HAM

James T. Hamn

FORM 207-A

WARRANTY DEED

JOINT GRANTEEES WITH SURVIVORSHIP

STATE OF ALABAMA,

County.

Office of the Judge of Probate

I hereby certify that the within deed was

filed in this office for record on the

day of 19

at o'clock M, and was duly re-

corded in Volume of Deeds

at page , and examined.

Judge of Probate.

1.45
1.91

State of

Shelby

COUNTY

I, James T. Hamn, a Notary Public in and for said County, in said State, hereby certify that Ben Gaiters and wife Callie Gaiters 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 15th day of June 19 61 .

My commission expires 10-7-63 James T. Hamn As Notary Public

State of

COUNTY

I, , a Notary Public in and for said County, in said State, do hereby certify that on the day of , 19 , came before me the within named , known to me to be the wife of the within named who, being examined separate and apart from the husband touching her signature to the within conveyance, acknowledged that she signed the same of her own free will and accord, and without fear, constraints, or threats on the part of the husband.

Given under my hand and official seal this the day of 19 .

STATE OF ALA. SHELBY CO. I CERTIFY THIS INSTRUMENT WAS FILED ON 6-24-61 1961 As Notary Public

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

Conrad M. Foulkes
JUDGE OF PROBATE

BOOK 216 PAGE 214