

State of Alabama

SHELBY County

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of SEVEN HUNDRED FIFTY AND NO/100 (\$750.00) DOLLARS

to the undersigned grantor A. V. Glasscock, a widower

in hand paid by Monroe N. Brackner and wife, Mary Lee Brackner

the receipt whereof is acknowledged I the said A. V. Glasscock



do grant, bargain, sell and convey unto the said Monroe N. Brackner and Mary Lee Brackner

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

Shelby County, Alabama, to-wit:

Lot No. 14 in Block No. 5, according to Glasscock's Subdivision of Spring Creek, according to survey of J. R. McMillen, recorded in the Probate Office of Shelby County, Alabama in Map Book No. 23.

TO HAVE AND TO HOLD Unto the said Monroe N. Brackner and Mary Lee Brackner

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 26th day of June, 1961.

WITNESSES:

A. V. Glasscock (Seal.)

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State of ALABAMA

SHELBY COUNTY

I, Lanice Brasher a Notary Public in and for said County, in said State,

hereby certify that A. V. Glasscock

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 26th day of June, 1961.

Lanice Brasher
Notary Public.

STATE OF ALA SHELBY CO.
I CERTIFY THIS INSTRUMENT
WAS FILED ON 6-26-61
RECORDED & 31 MITG. TAX
& 1.00 DEED TAX HAS BEEN
PD. ON THIS INSTRUMENT
Conrad N. Tomlin
JUDGE OF PROBATE