

State of Alabama }
SHELBY County } 4334
KNOW ALL MEN BY THESE PRESENTS,

That in consideration of ONE THOUSAND NO/100 (\$1,000.00) DOLLARS

to the undersigned grantors, Andrew Drennan and wife, Katherine Drennan,
in hand paid by Harry Carlton Smith and wife, Frances M. Smith
the receipt whereof is acknowledged we the said Andrew Drennan and wife,
Katherine Drennan,
do grant, bargain, sell and convey unto the said Harry Carlton Smith and
Frances M. Smith,
as joint tenants, with right of survivorship, the following described real estate, situated in

SHELBY County, Alabama, to-wit:

Lot Number Three (3) in Block No. Six (6)
of Pine Grove Camp according to the survey
of said Pine Grove Camp, a map of which is
recorded in the Probate Office of Shelby
County, Alabama, and being situated in the
Southeast Quarter of the Southeast Quarter
of Section 12, Township 24, Range 15 East,
Shelby County, Alabama, except mineral and
mining rights and also excepting those water
rights heretofore conveyed to the Alabama
Power Company by deed recorded in Deed Book 52
and Page 176 in the Office of the Judge of
Probate of Shelby County, Alabama, and subject
to Power Line Permits to the Alabama Power
Company and current ad valorem taxes.



TO HAVE AND TO HOLD Unto the said Harry Carlton Smith and Frances M. Smith

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 seal,
this 14th. day of June, 1961.

WITNESSES:

Andrew Drennan (Seal.)
Katherine Drennan (Seal.)
(Katherine Drennan)
(Seal.)
(Seal.)

BOOK 216 PAGE 364

Andrew Drennan and wife,

Katherine Drennan

TO

Harry Carlton and Frances M.

Smith

41 3 24 1961

WARRANTY DEED

JOINT WITH RIGHT OF SURVIVORSHIP

THIS FORM FROM
TITLE GUARANTEE & TRUST CO.

TITLE INSURANCE — ABSTRACTS

TRUSTS

BIRMINGHAM, ALABAMA

State of Alabama
Shelby COUNTY

I, Harris M. Gordon

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

hereby certify that

Andrew Drennan and wife, Katherine Drennan,

whose name s 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 14th. day of June, 1961.

STATE OF ALA. SHELBY CO.
I CERTIFY THIS INSTRUMENT
WAS FILED ON 10 9 1961

Harris M. Gordon
Notary Public.

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

Conrad W. Foulkes
JUDGE OF PROBATE