

State of Alabama }
SHELBY County }

4542

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of ONE AND NO/100 (\$1.00) DOLLARS

to the undersigned grantors Charles A. Knight and wife, Lacy B. Knight

in hand paid by W. A. Henke and wife, Ola Henke

the receipt whereof is acknowledged we the said Charles A. Knight and Lacy B. Knight

do grant, bargain, sell and convey unto the said W. A. Henke and Ola Henke

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

Shelby County, Alabama, to-wit:

Commencing at the SW corner of Fractional NE $\frac{1}{4}$ of SE $\frac{1}{4}$, Section 13, Township 24 North, Range 15 East; run thence Northerly along the West boundary of said Quarter Quarter Section 200 feet for point of beginning of the land herein described and conveyed; thence continue Northerly along the said West boundary of said Quarter Quarter Section 209 feet; thence Easterly and perpendicular to said West boundary of said Quarter Quarter Section 418 feet; thence Southerly and parallel with said West boundary of said Quarter Quarter Section 209 feet; thence Westerly to point of beginning; containing two acres, more or less.

TO HAVE AND TO HOLD Unto the said W. A. Henke and Ola Henke,

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 11th day of January 1961

WITNESSES:

Ruby P. Hutto
Michael Anderson

Charles A. Knight (Seal.)
(Charles A. Knight)

Lacy B. Knight (Seal.)
(Lacy B. Knight)

(Seal.)

(Seal.)

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RETURN TO:

Smith

W. H. Smith

TO

Heater

Rt 1 Shelby, Ala

WARRANTY DEED
JOINT WITH RIGHT OF SURVIVORSHIP

THIS FORM FROM

TITLE GUARANTEE & TRUST CO.

TITLE INSURANCE — ABSTRACTS

TRUSTS

BIRMINGHAM, ALABAMA

State of
SHELBY

ALABAMA
COUNTY

*1.45
1.50
\$1.95 pd*

I, Lura T. Weathers a Notary Public in and for said County, in said State,
hereby certify that Charles A. Knight and Lacy B. Knight
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

11

day of

January 1961

Ms. Lura T. Weathers

Notary Public.

STATE OF ALA. SHELBY CO.

I CERTIFY THIS INSTRUMENT

WAS FILED ON

2-10-1961

RECORDED & ☒ MTG. TAX

& *50* DEED TAX HAS BEEN

PD. ON THIS INSTRUMENT.

Conrad M. Fowler
JUDGE OF PROBATE

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