

State of Alabama

Shelby

County

4653

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One

DOLLARS

to the undersigned grantor T. E. Arnett and wife, Ludie Arnett

in hand paid by T. E. Arnett and wife, Ludie Arnett

the receipt whereof is acknowledged we the said

T. E. Arnett and wife, Ludie Arnett

do grant, bargain, sell and convey unto the said

T. E. Arnett and wife, Ludie Arnett

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

Shelby

County, Alabama, to-wit:

The NE $\frac{1}{4}$ of SW $\frac{1}{4}$ of Section 34, Township 20, Range 3 West, except a strip of land 130.73 feet of uniform width off the north 664.42 feet of said forty, said strip being along the west line of said forty and extending easterly 130.73 feet.

Except easement to Southern Natural Gas Line

TO HAVE AND TO HOLD Unto the said T. E. Arnett and Ludie Arnett

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 hand s and seal, s

this 15th day of July, 1961

WITNESSES:

T. E. Arnett (Seal.)
T. E. Arnett
Ludie Arnett (Seal.)
Ludie Arnett

State of ALABAMA

SHELBY

COUNTY

I, *Martha L. Joiner*

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

heroby certify that T. E. Arnett and wife, Ludie Arnett

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 July, 1961.

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

RECORDED & S. MFG. TAX
& \$50.00 DEED TAX HAS BEEN
PD. ON THIS INSTRUMENT.

Conrad M. Fowler
JUDGE OF PROBATE

Martha L. Joiner
Notary Public.