

(J)

State of Alabama

County

SHELBY

5833

Know All Men By These Presents.

That for and in consideration of One Thousand and No/100 - - - - -DOLLARS

to the undersigned grantor, WAINWRIGHT CONSTRUCTION COMPANY, INC.

a corporation, in hand paid by John C. Boyles and Dorothy M. Boyles

the receipt whereof is acknowledged, the said

WAINWRIGHT CONSTRUCTION COMPANY, INC.,

does by these presents, grant, bargain, sell, and convey unto the said

John C. Boyles and Dorothy M. Boyles

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

Shelby County, Alabama, to-wit:

Lot 9, Block 1, according to the survey of Pine Hills Subdivision  
in Vincent, Alabama, as recorded in map book 4, page 45, in the  
Probate Office of Shelby County, Alabama.

SUBJECT to restrictive covenants as shown by recorded map; building restriction line 30 feet from west boundary and 30 feet from South boundary of subject property; transmission line permit dated October 5, 1936 and recorded in Vol. 101 page 506 and permit dated July 3, 1957 recorded in Deed Book 188, page 303; rights claimed by the water works Board of the Town of Vincent, under easement dated Nov. 28, 1959 and recorded in Deed Book 206, page 569 in said Probate Office. (Easement granted is for a natural gas system 10 feet wide crossing the subject property.) The recorded plat of the subject property shows a "power pole" and "Test hole #2" located on the above property; rights connected therewith are excepted. Rights claimed by the Gas Board of the Town of Vincent under easement dated November 28, 1959 and recorded in Deed Book 206, page 568 in said Probate Office. (Easement granted is for a natural gas system 10 feet wide crossing the subject property.)



TO HAVE AND TO HOLD Unto the said John C. Boyles and Dorothy M. Boyles 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 said WAINWRIGHT CONSTRUCTION COMPANY, INC., does for itself, its successors

and assigns, covenant with said John C. Boyles and Dorothy M. Boyles, their heirs and assigns, that it is lawfully seized in fee simple of said premises, that they are free from all encumbrances, except current state, county and city taxes which grantees assume; and except as mentioned above; that it has a good right to sell and convey the same as aforesaid, and that it will, and its successors and assigns shall, warrant and defend the same to the said

John C. Boyles and Dorothy M. Boyles, their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, The said

WAINWRIGHT CONSTRUCTION COMPANY, INC. has hereunto set its

signature by Minnie T. Wainwright its President,  
who is duly authorized, and has caused the same to be attested by its Secretary, on this 7 day of September, 1961

ATTEST:

WAINWRIGHT CONSTRUCTION COMPANY, INC.

By Minnie T. Wainwright  
Vice President.

Secretary.

BOOK 217 PAGE 362



State of Alabama

JEFFERSON

County

I, Josephine S. Duncan, a Notary Public in and for said county in said state, hereby certify that Minnie T. Wainwright whose name as President of the WAINWRIGHT CONSTRUCTION COMPANY, INC. a corporation, 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, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation.

Given under my hand and official seal, this the 7<sup>th</sup> day of September, 1961.

Josephine S. Duncan  
Notary Public

STATE OF ALA. SHELBY CO.  
I CERTIFY THIS INSTRUMENT  
WAS FILED ON 9-21-61  
RECORDED & 8 AM MTG. TAX  
& 1.00 DEED TAX HAS BEEN  
PD. ON THIS INSTRUMENT.  
Conrad H. Fowler  
JUDGE OF PROBATE

BOOK 217 PAGE 363

RETURN TO: Box 35  
Attent

WAINWRIGHT CONSTRUCTION COMPANY,  
INC.

TO

JOHN C. BOYLES  
DOROTHY M. BOYLES

CORPORATION  
WARRANTY DEED

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.

THIS FORM FROM  
LAND TITLE COMPANY OF ALABAMA  
BIRMINGHAM, ALABAMA

1.45  
1.00  
2.45