

STATE OF ALABAMA

SHELBY COUNTY

Know All Men By These Presents,

That in consideration of Five hundred and no/100 \$500.00 DOLLARS

to the undersigned grantor Cecil Motes and wife Bonnie Motes

in hand paid by C.B.Burnett and wife Norma M.Burnett

the receipt whereof is acknowledged we the said Cecil Motes and wife Bonnie Motes

do grant, bargain, sell and convey unto the said C.B.Burnett and wife Norma M.Burnett

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

SHELBY County, Alabama, to-wit: From the Northeast corner of the S $\frac{1}{2}$ of the NW $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 18, Township 20 South, Range 2 West, run South along the East boundary line of the said S $\frac{1}{2}$ of the NW $\frac{1}{4}$ of the SW $\frac{1}{4}$, Sec. 18, T.20S., R.2W. for 432.76 feet to the point of beginning of the land herein described and conveyed; Thence continue South along the East boundary line of the S $\frac{1}{2}$ of the NW $\frac{1}{4}$ of the SW $\frac{1}{4}$, Sec. 18, T.20S., R.2W. for 183.76 feet to a point in the center of a dirt road; Thence turn an angle of 102 Degrees, 43 Minutes to the right and run Northwest along the center line of said dirt road 292.5 feet; Thence turn an angle of 5 Degrees, 42 Minutes to the left and continue Northwesterly along the centerline of said dirt road 278.7 feet, more or less, to a point on the center line of the Fungo Public Road; Thence turn an angle of 105 Degrees, 45 Minutes to the right and run Northeasterly along the center line of the Fungo Public Road 264.1 feet; Thence turn an angle of 3 Degrees, 27 Minutes to the right and continue Northeasterly along the center line of the Fungo Public Road for 14.15 feet; Thence turn an angle of 68 Degrees, 34 Minutes to the right and run Southeasterly 236.8 feet; Thence turn an angle of 33 Degrees, 35 $\frac{1}{2}$ Minutes to the right and continue Southeasterly 239.91 feet, more or less, to the point of beginning.

This being a part of the S $\frac{1}{2}$ of the NW $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 18, Township 20 South Range 2 West and being 3.046 acres, more or less. EXCEPTING HOWEVER, from the above described land the Right of Way of the Fungo Public Road as now located.

TO HAVE AND TO HOLD Unto the said

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 ourself and for our heirs, executors and administrators, covenant with the said grantees, their heirs and assigns, that 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 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 and seal, this 1 day of May 1961

WITNESSES:



Cecil Motes (Seal.)

Bonnie Motes (Seal.)

(Seal.)

(Seal.)

BOX 217 PAGE 647

Return to:

TO

William

WARRANTY DEED

JOINT GRANTEE WITH SURVIVORSHIP

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.

STATE OF

Shelby

COUNTY

I, L.G. Nunnally

hereby certify that

Cecil Motes and wife Bonnie Motes, a Notary Public in and for said County, in said State,

whose name signed to the foregoing conveyance, and who known to me, acknowledged
before me on this day that, being informed of the contents of the conveyance, executed the same
voluntarily on the day the same bears date.

Given under my hand and official seal this 1 day of May 19 61

My Commission expires 1/14/63

L.G. Nunnally As Notary Public

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

10-18-19 61

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

Conrad M. Fowler
JUDGE OF PROBATE