

STATE OF ALABAMA)
Shelby COUNTY)

199
KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Five Hundred and No/100-----DOLLARS
and other good and valuable considerations.

to the undersigned grantor Mrs. J. A. Roberson

in hand paid by Albert Edison Russell, Jr. and Betty Jo. Russell

the receipt whereof is acknowledged we the said Mrs. J. A. Roberson and husband, James A.
Roberson

do grant, bargain, sell and convey unto the said Albert Edison Russell, Jr. and wife, Betty
Jo. Russell

as joint tenants, with right of survivorship, the following described real estate: situated in
Shelby County, Alabama, to-wit:

Beginning at a point 881 feet North of the SE corner of the NE $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Section 4, Township 22, Range 2 West, and run North 87 $^{\circ}$ 0' thence West to the West line of the right of way of Birmingham-Montgomery Highway for a point of beginning; thence continue West to the East line of the Columbiana and Montevallo Public Road; thence SW along the east line of said last mentioned public road to a point where the East line of the NW $\frac{1}{4}$ of NW $\frac{1}{4}$ of Section 4, Township 22, Range 2 West crosses said road; thence South along the East line of the NW $\frac{1}{4}$ of NW $\frac{1}{4}$ of Section 4, Township 22, Range 2 West, to the NW corner of the land formerly owned by Sallie Bird; thence East along the North line of said Sallie Bird land to the West right of way line of the Birmingham-Montgomery Highway; thence NW along said right of way to the point of beginning and containing 40 acres, more or less, except $\frac{1}{4}$ acre reserved as Cemetery lot.

Also a part of the NW $\frac{1}{4}$ of NW $\frac{1}{4}$ of Section 4, Township 22, Range 2 West, described as follows: Begin at the point of intersection of the east line of said NW $\frac{1}{4}$ of NW $\frac{1}{4}$ with the South right of way line of the Columbiana Montevallo Road and run southwesterly along said road right of way to the East right of way line of the L & N Railroad Company, thence Southeasterly along said railroad right of way to the east line of said NW $\frac{1}{4}$ of NW $\frac{1}{4}$; thence North along said East line to the point of beginning.

Subject to: Right of way to Shelby County, Alabama dated July 26, 1912, recorded in Probate Office of Shelby County, Alabama in Deed Book 49, page 274.; Right of way to Postal Telegraph Cable Co. dated July 11, 1925, as shown by receipt recorded in Probate Office of Shelby County, Alabama in Deed Book 80, page 40.; Transmission line permit to Alabama Power Co. dated July 28, 1937, recorded in Probate Office, Shelby County, Alabama in Deed Book 103 page 166.; Right of way to Shelby County, Alabama dated Aug. 20 1935, recorded in Probate Office, Shelby County, Alabama in Deed Book 102, page 426.; Transmission line permit to Alabama Power Co. dated Oct. 19, 1944, recorded in Probate Office, Shelby County, Alabama in Deed Book 119, page 256.; Transmission Line permit to Alabama Power Company dated Jul 1948, recorded in Probate Office Shelby County, Alabama in Deed Book 134, page 533.; Exc one fourth acre for cemetery lot as shown in description.; Right of way to South & North Alabama Railroad Co. dated Jan. 27, 1872 recorded in Probate Office, Shelby County, Alabama in Deed Book 41, page 43.; Subject to agreed land line shown by Agreement, dated January 3, 1911 recorded in Probate Office of Shelby County, Alabama in Deed Book 54, page 426, ~~of which is reserved~~; Transmission line permit to Alabama Power Company dated June 13, 1955, recorded in Probate Office, Shelby County, Alabama in Deed Book 174, page 311 (~~property and~~ ~~rights and interests therein~~). and Right of way to Shelby County filed for record July 26, 1955, in probate Office, Shelby County, Alabama in Deed Book 174, page 150

TO HAVE AND TO HOLD Unto the said Albert Edison Russell, Jr. and Betty Jo. Russell

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 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; Except 1961 property taxes assumed by Grantees herein.

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 seals,

this 9th day of October 1961.

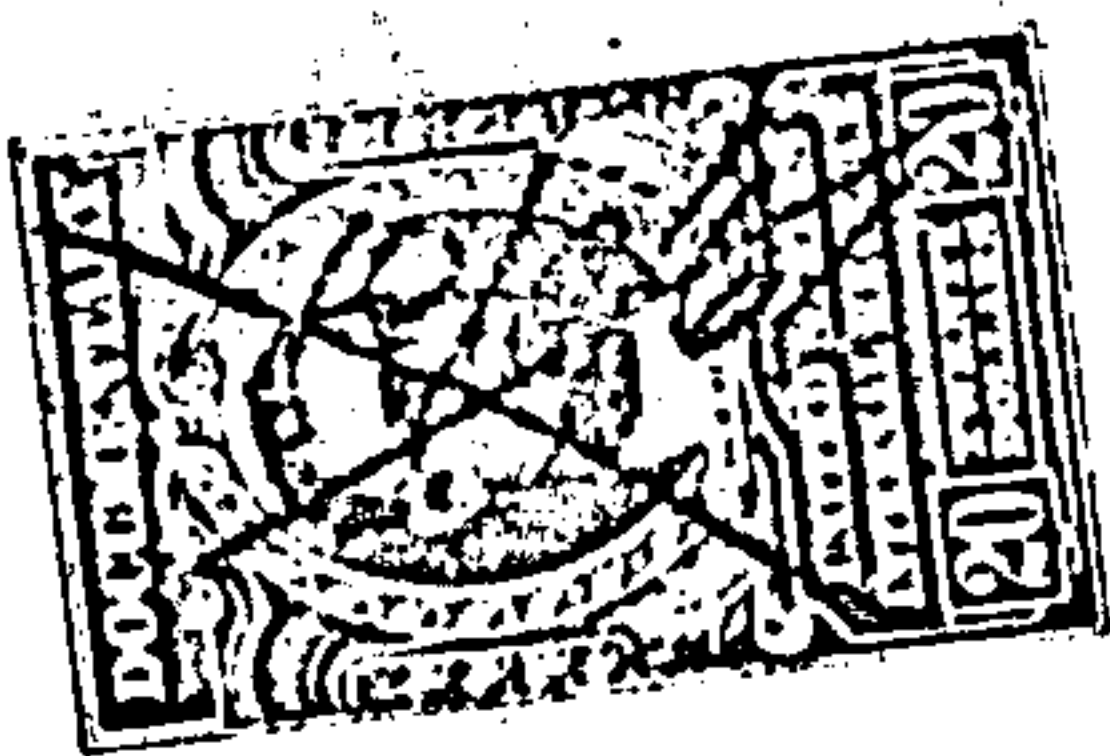
WITNESSES:

W. D. Smith
Myrtle Bryan

Mrs. J. A. Roberson (Seal)
Mrs. J. A. Roberson

James A. Roberson (Seal)
James A. Roberson (Seal)

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STATE OF ALABAMA)
Shelby COUNTY)

I, Byron S. Chambers

, a Notary Public in and for said County,

in said State, hereby certify that Mrs. J. A. Roberson and husband, James A. Roberson 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 9th day of October 1961.

Byron S. Chambers Notary Public

STATE OF ALA. SHELBY CO.
I CERTIFY THIS INSTRUMENT
WAS FILED ON 8/22/61
10-11-61
RECORDED & 1 LING. TAX
& 22 DEED TAX HAS BEEN
PD. ON THIS INSTRUMENT.

Conrad H. Fowler
JUDGE OF PROBATE