

State of Alabama

SHELBY

County

Know All Men By These Presents.

That in consideration of other valuable consideration and one and No/100 's (\$1.00) DOLLARS

to the undersigned grantors Aubrey F. Willis and wife, Helen Willis; James F. Willis, an unmarried man; and Evan Dean Willis Adkins and husband, Gene Adkins in hand paid by Clark Dollie Brantley and wife, Willie Frances Brantley

the receipt whereof is acknowledged we the said Aubrey F. Willis and wife, Helen Willis; James F. Willis, an unmarried man; and Evan Dean Willis Adkins and husband, Gene Adkins

do grant, bargain, sell and convey unto the said Clark Dollie Brantley and wife, Willie Frances Brantley

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

SHELBY County, Alabama, to-wit:

Commence at Northwest corner of SW $\frac{1}{4}$ of SE $\frac{1}{4}$ of Section 8, Township 21 South, Range 3 West, thence run 395 feet for point of beginning. Thence run South 395 feet, thence run East 335 feet, thence North 395 feet, thence west 335 feet to point of beginning. Containing 3 acres, more or less, in the SW $\frac{1}{4}$ of SE $\frac{1}{4}$ of Section 8, Township 21 South, Range 3 West; being the same property conveyed from A. F. Willis and wife, Claudia Willis to Aubrey F. Willis and wife, Margaret Willis on February 5, 1949, as shown by deed recorded at page 175 of Deed Book 140 of the Office of the Judge of Probate of Shelby County, Alabama.

The grantors expressly warrant: that Margaret Willis, who was the first wife of the grantor Aubrey F. Willis, died intestate on March 31, 1956; that the grantor Aubrey F. Willis has subsequently married the grantor Helen Willis; that the grantors James F. Willis and Evan Dean Willis Adkins were all of the children ever born of said Margaret Willis except one other child who died while an infant; that the grantor James F. Willis is an unmarried man over twenty-one years of age; and that the grantor Evan Dean Willis Adkins is a married woman twenty years of age married to the grantor Gene Adkins.

Minerals and mining rights are excepted from the property herein conveyed.

TO HAVE AND TO HOLD Unto the said Clark Dollie Brantley and wife, Willie Frances Brantley

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 seals,

this 22nd day of September, 1961.

WITNESSES:



x Aubrey F. Willis (Seal.)

x Helen Willis (Seal.)

x James F. Willis (Seal.)

x Evan Dean Willis Adkins (Seal.)

Gene Adkins (Seal.)

BOOK 217 PAGE 853

C. D. Bentley

TO

WARRANTY DEED

JOINT GRANTEEES 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.

3.55

State of ALABAMA

JEFFERSON COUNTY

I, *John M. Boggan*, a Notary Public in and for said County, in said State, hereby certify that Aubrey F. Willis and wife, Helen Willis 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 25th day of September, 1961.

John M. Boggan As Notary Public
My Commission Expires April 4, 1962

State of

COUNTY

I, a Notary Public in and for said County, in said State, do hereby certify that on the day of 19, came before me known to me to be the wife of the within named who, being examined separate and apart from the husband touching her signature to the within conveyance, acknowledged that she signed the same of her own free will and accord without fear, constraints, or threats on the part of the husband.

Given under my hand and official seal this the day of 19

WAS FILED ON 10-24-61
RECORDED 10-24-61
& \$1.00 TAX HAS BEEN
PD. ON THIS INSTRUMENT.

As Notary Public

STATE OF ALABAMA
JEFFERSON COUNTY

Conrad H. Boulton
JUDGE OF PROBATE

I, *John M. Boggan*, A Notary Public in and for said County, in said State, hereby certify that Evan Dean Willis Adkins and husband, Gene Adkins, 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 25th day of September, 1961.

John M. Boggan
Notary Public
My Commission Expires April 4, 1962

STATE OF California
Ventura COUNTY

I, Herman H. Feight, a Notary Public in and for said County, in said State, hereby certify that James F. Willis, an unmarried man, who name 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 executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 22 day of September, 1961.

My Commission Expires April 6, 1969

Herman H. Feight *Herman H. Feight*
Notary Public

217 DAY 854
FCS 117
BOOK