

State of Alabama

SHELBY

County

7500.
Know All Men By These Presents.

That in consideration of other valuable consideration and Ten and No/100's(\$10.00) DOLLARS

to the undersigned grantor, Bortha Smith, a widow, individually, and Bertha Smith as Executrix of the Last Will and Testament of G. E. Smith, deceased, in hand paid by Ernest L. Lansford and wife, Eva P. Lansford,

the receipt whereof is acknowledged I the said Bertha Smith, a widow, individually, and Bertha Smith, as Executrix of the Last Will and Testament of G. E. Smith, Deceased,

do grant, bargain, sell and convey unto the said Ernest L. Lansford and wife, Eva P. Lansford,

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

Shelby

County, Alabama, to-wit:

A part of the NW $\frac{1}{4}$ of NW $\frac{1}{4}$ and a part of the SW $\frac{1}{4}$ of NW $\frac{1}{4}$ of Section 8, Township 21 South, Range 1 East, described as follows: Begin at the southwest corner of the NW $\frac{1}{4}$ of NW $\frac{1}{4}$ of said Section and run North 0 deg. 30 min. West 181.5 feet; thence North 86 deg. 20 min. East 163 feet; thence South 59 deg. 0 Min. East 133 feet to a point; thence South 68 deg. 45 min. East 358.6 feet to a point on the North right of way line of the Southern Railroad and 50 feet from the center thereof; thence along said North right of way line along a curve concave southwesterly to the intersection of said right of way line with the West line of Section 8; thence North along said West line of Section 8 345 feet to the point of beginning.

Also all of the West half of the NW $\frac{1}{4}$ of Section 8, Township 21 South, Range 1 East, lying South of the Southern Railroad right of way.

Also all of the West half of the East half of NW $\frac{1}{4}$ of Section 8, Township 21 South, Range 1 East, lying South of the Southern Railroad right of way.

The grantor expressly warrants to the grantees that it has become necessary for her to sell and convey the above described property for her maintenance and support, and further, that in her judgment, it is to the best interest of the Estate of G. E. Smith, deceased, for her to sell and convey said above described property to said grantees for the consideration paid herein.

TO HAVE AND TO HOLD Unto the said Ernest L. Lansford and wife, Eva P. Lansford,

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 I do, for myself and for/ my heirs, executors and administrators, covenant with the said grantees, their heirs and assigns, that I am lawfully seized in fee simple of said premises; that they are free from all encumbrances;

that I have a good right to sell and convey the same as aforesaid; that I will, and my 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, I have hereunto set my hand and seal, this 27th day of October, 1961.

WITNESSES:

x Bertha Smith.....(Seal.)

x Bertha Smith.....(Seal.)

As Executrix of the Last Will and Testament of G. E. Smith, deceased,.....(Seal.)

.....(Seal.)

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.

State of ALABAMA
SHELBY COUNTY

1.45
7.50
8.25
17.20

I, *Oliver P. Head*, a Notary Public in and for said County, in said State, hereby certify that *Bertha Smith*, a widow, whose 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, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 27th day of October 1961. *Oliver P. Head* As Notary Public

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

STATE OF ALABAMA
SHELBY COUNTY

I, *Oliver P. Head*, a Notary Public in and for said County in said State, hereby certify that *Bertha Smith*, whose name as Executrix of the Last Will and Testament of *G. E. Smith*, deceased, 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, she, in her capacity as such Executrix, executed the same voluntarily on the day the same bears date.

Given under my hand this the 27th day of October, 1961.

Oliver P. Head As Notary Public

STATE OF ALA. SHELBY CO.
I CERTIFY THIS INSTRUMENT
WAS FILED ON 8 AM
10-28-1961
RECORDED & \$1.00 MTG. TAX
& \$1.00 TAX HAS BEEN
PD. ON THIS INSTRUMENT.
Conrad M. Fowler
JUDGE OF PROBATE

217 PAGE 935
BOOK 712 K308