

State of Alabama

SHELBY

County

1880
KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One and No/100's (\$1.00)----- DOLLARS

to the undersigned grantors Blanche H. Butler, a widow, Rose M. Brantley, a widow, J. Alfred Butler and wife, Ruth Butler, M.J. Butler and wife, Madge Butler in hand paid by Tom Posey and wife, Grace Posey,

the receipt whereof is acknowledged we the said Blanche H. Butler, a widow, Rose M. Brantley, a widow, J. Alfred Butler and wife, Ruth Butler, M. J. Butler and wife, Madge Butler,

do grant, bargain, sell and convey unto the said Tom Posey and wife, Grace Posey

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

Shelby

County, Alabama, to-wit:

A parcel situated in the NE $\frac{1}{4}$ of NE $\frac{1}{4}$ of Section 23, Township 21 South, Range 3 West; Commence at the Northwest corner of said quarter-quarter and in a southerly direction along the West line of said quarter-quarter, run a distance of 93.19 feet, to the South right of way line of the public road known as Smokey Road for the point of beginning; thence continue along the same said course for a distance of 210.0 feet; thence turn an angle of 77 deg. 14 min. to the left for a distance of 210.0 feet; thence turn an angle of 102 deg. 46 min. to the left for a distance of 210.0 feet to the South right of way line of the above said road; thence turn an angle of 77 deg. 14 min. to the left along the South right of way line of said road for a distance of 210.0 feet to the point of beginning, according to survey of W. M. Douglas, Registered Land Surveyor, dated November 2, 1961.

This deed is executed as a deed of correction to more accurately describe the property intended to have been conveyed by the grantors to the grantees on August 26, 1961, as shown at page 215 of Deed Book 217, Office of the Judge of Probate of Shelby County, Alabama.

TO HAVE AND TO HOLD Unto the said Tom Posey and wife, Grace Posey

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 14th day of November, 1961.

WITNESSES:

STATE OF ALABAMA
SHELBY COUNTY

ACT NO. 769

Notary Public for the State of Alabama
I hereby certify that the Deed Tax has been collected on this instrument.

Conrad A. Fowler

Judge of Probate

"TAX EXEMPT"

Blanche H. Butler (SEAL)
Blanche H. Butler

Rose M. Brantley (Seal.)

J. Alfred Butler (Seal.)

Ruth Butler (Seal.)

M. J. Butler (Seal.)

Madge Butler (SEAL)

BOOK 215 PAGE 357

RETURN TO:

Box # 196x

City 222

2015 1112 113

TO

WARRANTY DEED
JOINT WITH RIGHT OF SURVIVORSHIP

THIS FORM FROM

TITLE GUARANTEE & TRUST CO.

TITLE INSURANCE — ABSTRACTS

TRUSTS

BIRMINGHAM, ALABAMA

State of ALABAMA
SHELBY COUNTY

I, C. H. Cullington a Notary Public in and for said County, in said State, hereby certify that Blanche H. Butler, a widow, Rose M. Brantley, a widow, J. Alfred Butler and wife, Ruth Butler, M. J. Butler and wife, Madge Butler, 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 16th day of November, 1961.

C. H. Cullington
Notary Public.

STATE OF ALA. SHELBY CO.
I CERTIFY THIS INSTRUMENT
WAS FILED ON 1-24-1962
RECORDED 2-5-1962 WITH TAX.
\$5.00 DEED TAX HAS BEEN
PD. ON THIS INSTRUMENT.
Conrad W. Fowler
CLERK OF PROBATE

886 218 812 808