

STATE OF ALABAMA

SHELBY

County

Know All Men By These Presents,

That in consideration of One and No/100----- DOLLARS and the assumption of the mortgage executed by said Lynder Gene Henry and wife, Dorothy Underwood Henry to the Federal Housing Administration.

Lynder Gene Henry and wife, Dorothy Underwood Henry in hand paid by Flavel Hugh Smith and wife, Marjory C. Smith

the receipt whereof is acknowledged we the said Lynder Gene Henry and wife, Dorothy Underwood Henry do grant, bargain, sell and convey unto the said Flavel Hugh Smith and wife, Marjory C. Smith

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

Shelby County, Alabama, to-wit:

Commencing at the Southeast corner of Section 34, Township 20 South, Range 3 West, Shelby County, Alabama, which is marked by an iron pipe; run thence in a westerly direction along the South boundary of said Section, 220 feet for point of beginning of a lot herein conveyed, continue thence in a westerly direction along the South boundary of said Section 100 feet; run thence in a northerly direction approximately 375 feet to a point on the South Boundary of Alabaster-Helena Road, which point is 313 feet measured along the South boundary of the right of way of said Road northwest of a point where the South boundary of said Road intersects the East boundary of said Section; run thence in a southeasterly direction along the Southeast boundary of the right of way of said Road 100 feet; run thence in a southerly direction 340 feet, more or less, to point of beginning.

TO HAVE AND TO HOLD Unto the said Flavel Hugh Smith and wife, Marjory C. Smith

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 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 from that certain mortgage herein above referred to.

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 our and seals this 27th day of January, 1962

WITNESSES:



Lynder Gene Henry (Seal.)
Dorothy Underwood Henry (Seal.)
(Seal.)
(Seal.)

1.45
1.00
3.55

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.

Office of the Judge of Probate

County.

STATE OF ALABAMA,

JOINT GRANTEES WITH SURVIVORSHIP

WARRANTY DEED

TO

1.45

1.00

State of Alabama

Shelby

County

I, A. H. Albright

, a Notary Public in and for said County, in said State,

hereby certify that Lynder Gene Henry and wife, Dorothy Underwood Henry
whose names are signed to the foregoing conveyance, and who are know 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

January

1967

A. H. Albright

As Notary Public

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

RECORDED & \$1.00 MTG. TAX
& \$1.00 TAX HAS BEEN
PD. ON THIS INSTRUMENT.

Conrad M. Fowler
JUDGE OF PROBATE