

State of Alabama

SHELBY

County

3085
3000.00
KNOW ALL MEN BY THESE PRESENTS,

That in consideration of FIVE DOLLARS, AND OTHER GOOD AND VALUABLE DOLLARS
CONSIDERATIONS

to the undersigned grantor "S D. L. Parker, and wife, Lola Mae Parker

in hand paid by Joe E. Cooke and wife, Vera Lucille Cooke

the receipt whereof is acknowledged we the said D.L. Parker and Lola Mae Parker

do grant, bargain, sell and convey unto the said Joe E. Cooke and Vera Lucille Cooke

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

Shelby County, Alabama, to-wit:

A part of SW $\frac{1}{4}$ of SE $\frac{1}{4}$, Section 5, Tp. 19, Range 1 West, to-wit:

Begin at a point on the Eastern side of Highway 91, 900 feet South from the

North line of SW $\frac{1}{4}$ of SE $\frac{1}{4}$, Section 5, such point being the Vaughan corner;

run thence East parallel with the North line of such 40 300 feet; thence

South parallel with the East line of such SW $\frac{1}{4}$ of SE $\frac{1}{4}$ 275 feet; thence West

parallel with the North line of such 40 to the right of way of Highway 91;

thence Northerly along such right of way 275 feet to the point of beginning,

situated in Shelby County, Alabama. Of the consideration for this deed \$1,800.00

remains unpaid and shall be paid with 6% interest per annum within four years

from date hereof for which amount a vendor's lien upon said land is expressly

reserved.

TO HAVE AND TO HOLD Unto the said Joe E. Cooke and Vera Lucille Cooke

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, and

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 hand and seal,

this 27th day of February 1962

WITNESSES:

F. Stella Brown

F. Stella Brown

D. L. Parker (Seal.)
D. L. Parker

Lola Mae Parker (Seal.)
Lola Mae Parker

(Seal.)

(Seal.)

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RETURN TO:

D.L. Parker and wife

Lola Mae Parker

TO

Joe E. Cooke and wife

BA 9955 -

Mem. 15.00

Vera Lucille Cooke

WARRANTY DEED

JOINT WITH RIGHT OF SURVIVORSHIP

THIS FORM FROM

TITLE GUARANTEE & TRUST CO. 300

TITLE INSURANCE — ABSTRACTS

TRUSTS

BIRMINGHAM, ALABAMA

4.45

State of ALABAMA
SHELBY COUNTY

I, K. Stella Brown a Notary Public in and for said County, in said State, hereby certify that D.L. Parker & wife Lola Mae Parker 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 27th day of February 1962

K. Stella Brown
My Commission Expires 8/1/64

Notary Public.

My Commission Expires 8/1/64



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

3/27 1962
RECORDED & \$ MTG. TAX
& 3.00 TAX HAS BEEN
PD. ON THIS INSTRUMENT.

Conrad M. Fowler
JUDGE OF PROBATE

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