

State of Alabama }
SHELBY County } 3200
KNOW ALL MEN BY THESE PRESENTS,

That in consideration of FIVE HUNDRED AND NO/100 DOLLARS

to the undersigned grantor s W. C. Collum and wife, Catherine A. Collum

in hand paid by William R. Knighten and wife, Twyla Knighten



the receipt whereof is acknowledged we the said W. C. Collum and Catherine A. Collum

do grant, bargain, sell and convey unto the said William R. Knighten and Twyla Knighten

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

Shelby County, Alabama, to-wit:

Commence at the NW corner of NE $\frac{1}{4}$ of NE $\frac{1}{4}$ of Section 22, Township 22 South, Range 2 West; thence run East along the North line of said Quarter Quarter Section a distance of 268.34 feet to a point on the SE right of way line of old Highway 25; thence turn an angle of 142 deg. 39' to the right and run along said right of way a distance of 43.66 feet to a right of way marker on said right of way line; and the right of way line of the new location of Highway 25 which is the point of beginning; thence turn an angle of 140 deg. 39' to the left and run a distance of 62.38 feet to a right of way marker; thence turn an angle of 92 deg. 15' to the right and run along the right of way line of the new Highway 25 a distance of 114.00 feet to a right of way marker (PC Sta. 92+85.4) thence turn an angle of 88 deg. 51' to the right and run along said right of way line a distance of 10 feet; thence turn an angle of 90 deg. 50' to the left and run along said right of way line a distance of 72.40 feet; thence turn an angle of 111 deg. 21' to the right and run a distance of 139.10 feet to the SE right of way line of Old Highway 25; thence turn an angle of 99 deg. 42' to the right and run along said right of way line a distance of 157.90 feet to point of beginning. Situated in NE $\frac{1}{4}$ of NE $\frac{1}{4}$, Section 22, Township 22 South, Range 2 West, Shelby County, Alabama.

TO HAVE AND TO HOLD Unto the said William R. Knighten and Twyla Knighten,

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 seal,
this 31st day of March, 1962.

WITNESSES:

W.C. Collum (Seal.)
Catherine A. Collum (Seal.)
(Seal.)
(Seal.)

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RETURN TO: *Et a. Latham*

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, *Laurie Brasher*

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

hereby certify that W. C. Collum and wife, Catherine A. Collum

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

31st

day of

March, 1962.

Laurie Brasher

Notary Public.

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

RECORDED & MTG. TAX
& \$500.00 TAX HAS BEEN
PD. ON THIS INSTRUMENT.

Conrad M. Fowler
JUDGE OF PROBATE

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145
155
250
0224