

State of Alabama

SHELBY

County

3227

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of SIX THOUSAND AND No/100

DOLLARS

to the undersigned grantor T. W. Lawrence and wife, Pauline Lawrence

in hand paid by Kermit Gay King and wife, Flora Pearl King

the receipt whereof is acknowledged we the said T. W. Lawrence and Pauline Lawrence

do grant, bargain, sell and convey unto the said Kermit Gay King and Flora Pearl King

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

Shelby

County, Alabama, to-wit:

Commence at the intersection of the centerline of the L & N Railroad and the Southern Railroad Main line, in the Town of Calera, Alabama; thence run South along the centerline of the L & N Railroad Main line Track a distance of 320.10 feet; thence turn an angle of 90 deg. 38' to the right and run West a distance of 175.35 feet to the center line of a concrete block wall, and the point of beginning; thence turn an angle of 89 deg. 43' to the left and run South through and in line with the centerline of said wall a distance of 150.00 feet to the south line of the North half of Block 6 of Dunstons Map of the Town of Calera, Ala., thence turn an angle of 89 deg. 43' to the left and run East a distance of 24.50 feet; thence turn an angle of 90 deg. 17' to the left and run North along and in the line with the center line of a concrete wall a distance of 150.00 feet to North line of Block 6; thence turn an angle of 90 deg. 17' to the left and run West a distance of 24.50 feet to the point of beginning.

SUBJECT to mortgage from T. W. Lawrence and wife Pauline Lawrence to SHELBY COUNTY SAVINGS & LOAN ASSOCIATION recorded in the Probate Office of Shelby County, Alabama in Mortgage Book 276, page 419.

TO HAVE AND TO HOLD Unto the said Kermit Gay King and Flora Pearl King,

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 19th day of March, 1962.

WITNESSES:

T. W. Lawrence (Seal.)
(T. W. Lawrence)

Pauline Lawrence (Seal.)
(Pauline Lawrence)

..... (Seal.)

..... (Seal.)

TO

Allen, Ala

WARRANTY DEED

JOINT WITH RIGHT OF SURVIVORSHIP

THIS FORM FROM

TITLE GUARANTEE & TRUST CO.

TITLE INSURANCE --- ABSTRACTS

TRUSTS

BIRMINGHAM, ALABAMA

State of ALABAMA
SHELEY COUNTY

I, *Janette Littleton*,

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

hereby certify that T. W. Lawrence and Pauline Lawrence

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 19th day of March, 1962.

Notary Public, State of Alabama at Large
My Commission Expires February 12, 1964
Bonded by U. S. F. & C.

Janette Littleton

Notary Public.

BOOK 220 PAGE 22

STATE OF ALA. SHELBY CO.
RECORDED THIS INSTRUMENT
WAS FILED ON

4-28-62

RECEIVED \$6.00 MTG. TAX
& \$6.00 TAX HAS BEEN
PD. ON THIS INSTRUMENT

Conrad M. Fowler
JUDGE OF PROBATE

