

State of Alabama }  
SHELBY County }

3848

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One and no/100 (\$1.00)----- DOLLARS  
and love and affection we have for the grantees,

to the undersigned grantor s, L. D. Joseph and Jonella Joseph

in hand paid by Alvin M. Stinson, Jr. and Glenda J. Stinson

the receipt whereof is acknowledged we the said L. D. Joseph and Jonella Joseph,

do grant, bargain, sell and convey unto the said Alvin M. Stinson, Jr. and Glenda J. Stinson,

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

Shelby

County, Alabama, to-wit:

Commence at the Northwest corner of SE $\frac{1}{4}$  of NW $\frac{1}{4}$  of Section 26, Township 20 South, Range  
1 West, run thence South 2 deg. 30 min. East 113.0 feet to point on South right--of-way  
of public road, to the point of beginning, thence/turn an angle of 74 deg. to the left and  
run along said road 221.0 feet; thence  
turn an angle of 74 deg. to the right and run 200 feet; thence turn an angle of 89 deg.  
to the right and run 210.0 feet; thence turn an angle of 91 deg. to the right and run  
272.0 feet to the point of beginning. Containing 1.18 acres, more or less.

TO HAVE AND TO HOLD Unto the said Alvin M. Stinson, Jr. and Glenda J. Stinson,

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 4<sup>th</sup> day of May 1962.

WITNESSES:

L. D. Joseph (Seal.)  
Jonella Joseph (Seal.)  
(Seal.)  
(Seal.)

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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, *Martha B. Joiner* a Notary Public in and for said County, in said State,  
hereby certify that L. D. Joseph and wife, Jonella Joseph

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

*4<sup>th</sup>*

day of

*May*

, 1962.

*Martha B. Joiner*

Notary Public.

STATE OF ALA. SHELBY CO.  
I CERTIFY THIS INSTRUMENT  
WAS FILED ON *5/5* *1962*

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

*Conrad M. Fowler*  
JUDGE OF PROBATE

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