

State of Alabama

Shelby County

353

Know All Men By These Presents.

That in consideration of One Hundred & no/100-----DOLLARS

to the undersigned grantor Elvin Green

is hand paid by Eugene Johns and Elizabeth Green Johns (husband & wife)

the receipt whereof is acknowledged I the said Elvin Green and wife Mary E. Green

do I grant, bargain, sell and convey unto the said Eugene Johns and Elizabeth Green Johns

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

Shelby County, Alabama, to-wit:

A portion of the NE 1/4 of SE 1/4, of Section 2, Township 20, Range 2 East, Shelby County, more particularly described as follows: Commence at the point of intersection of the East line of said NE 1/4 of SE 1/4, with the South right of way line of Highway No. 91, also known as Florida Short Route, and from said point of beginning, run South 200 feet along the East line of said forty, thence West 200 feet, thence North 345 feet, more or less to South line of said highway right of way, thence southeasterly along the South right of way line of said highway to point of beginning.

TO HAVE AND TO HOLD Unto the said Eugene Johns and Elizabeth Green Johns

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 I do, for myself and for my heirs, executors and administrators, covenant with the said grantees, their heirs and assigns, that I am lawfully seized in fee simple of said premises; that they are free from all encumbrances;

that I have a good right to sell and convey the same as aforesaid; that I will, and my 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 seals

this 24th day of April, 1954.

WITNESSES:

Elvin Green (Seal)
Mary E. Green (Seal)
(Seal)
(Seal)

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Elvin Green

TO

Eugene Johns & Elizabeth

Green Johns

*Handwritten signature*

WARRANTY DEED

JOINT GRANTEES WITH SURVIVORSHIP

STATE OF ALABAMA,

County.

Office of the 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..... A, and was duly recorded in Volume..... of Deeds at page....., and examined.

Judge of Probate

*Handwritten initials*

State of ALABAMA

SHELBY COUNTY

for State of Ala. at Large

I, Betty B. Willis, a Notary Public ~~for State of Ala. at Large~~ hereby certify that Elvin Green and wife Mary E. Green 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 24th day of April 19 54

*Betty B. Willis* As Notary Public for State of Ala. at Large

State of

COUNTY

I, a Notary Public in and for said County, in said State, do hereby certify that on the ..... day of ..... 19....., came before me the within named ..... known to me to be the wife of the within named ..... who, being examined separate and apart from the husband touching her signature to the within conveyance, acknowledged that she signed the same of her own free will and accord, and without fear, constraints, or threats on the part of the husband.

Given under my hand and official seal this the ..... day of ..... 19.....

As Notary Public

STATE OF ALA. SHELBY CO. I CERTIFY THAT THIS DEED WAS FILED IN THE OFFICE OF THE JUDGE OF PROBATE & RECEIVED TAX PD. ON APRIL 24 1954 *Handwritten signature* JUDGE OF PROBATE

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