

State of Alabama

Shelby

County

50 32
Know All Men By These Presents,

DOLLARS

That in consideration of One Thousand and No/100
and other good and valuable consideration
to the undersigned grantors Howard Huey Donaldson and wife, Dorothy June Donaldson,
in hand paid by James Miles Brown and wife, Betty Lou Brown,

the receipt whereof is acknowledged we the said Howard Huey Donaldson and wife,
Dorothy June Donaldson,

do grant, bargain, sell and convey unto the said James Miles Brown and wife,
Betty Lou Brown,

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

Shelby

County, Alabama, to-wit:

Lots 7 and 8 Block 3 according to map of Alabaster Gardens, as
recorded in Probate Office of Shelby County, Alabama, in Map
Book 3, Page 156; being a part of the S $\frac{1}{2}$ of the SW $\frac{1}{4}$, Section
35, Township 20, Range 3 West.

Subject to covenants and restrictions as shown by Deed Book
175 Page 68 in said Probate Office.



TO HAVE AND TO HOLD Unto the said James Miles Brown and wife, Betty
Lou Brown

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 grantor 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 seals

this 9th day of July, 1963.

WITNESSES:

Howard Huey Donaldson (Seal.)

Dorothy June Donaldson (Seal.)

(Seal.)

(Seal.)

226 1963 98

TO

James M. Brown

3814 - 27th North

Shelby Ala

WARRANTY DEED

JOINT GRANTEEES 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 _____ M, and was duly recorded in Volume _____ of Deeds at page _____, and examined.

1.45

1.00

1.10

3.55

Judge of Probate.

State of ALABAMA

SHELBY COUNTY

I, A. H. Allbright, a Notary Public in and for said County, in said State, hereby certify that Howard Huey Donaldson and wife, Dorothy June Donaldson whose name 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 9th day of July

STATE OF ALA. SHELBY CO.
I CERTIFY THIS INSTRUMENT
WAS FILED ON 7-10-63 11 AM

A. H. Allbright

19 63
As Notary Public

State of ALABAMA

RECORDED & S. L. MTG. TAX
& 1.00 TAX HAS BEEN
PD. ON THIS INSTRUMENT

SHELBY COUNTY

I, *James M. Brown*, a Notary Public in and for said County, in said State, do hereby certify that *Howard Huey Donaldson*, 19____, came before me 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

66 922 X000