

State of Alabama

SHELBY County

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of ONE HUNDRED AND NO/100 DOLLARS

to the undersigned grantors B. W. Taylor and wife, Vera Taylor

in hand paid by Ross T. Shortnacy and wife, Nell Shortnacy

the receipt whereof is acknowledged we the said B. W. Taylor and Vera Taylor

do grant, bargain, sell and convey unto the said Ross T. Shortnacy and Nell Shortnacy

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

Shelby County, Alabama, to-wit:

A parcel of land situated in the SE 1/4 of SE 1/4, Section 33, Township 20, Range 1 East, more particularly described as follows: Commence at the SW corner of said Quarter Quarter Section; thence run North along the West boundary of said Quarter Quarter Section 660 feet; thence East and parallel with the South boundary of said Quarter Quarter Section 670 feet to point of beginning of the parcel herein described and conveyed; thence continue Easterly in the same direction 210 feet; thence South and parallel with the West boundary of said Quarter Quarter Section 363 feet; thence West and parallel with the South boundary of said Quarter Quarter Section 210 feet; thence North, parallel with the West boundary of said Quarter Quarter Section 363 feet to point of beginning, containing 1 3/4 acres, more or less.

TO HAVE AND TO HOLD Unto the said Ross T. Shortnacy and Nell Shortnacy,

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 herunto set our hands and seal, this 13th day of October, 1962.

WITNESSES:

B. W. Taylor (Seal)
(B. W. Taylor)
Vera Taylor (Seal)
(Vera Taylor)
(Seal)
(Seal)

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WARRANTY DEED
JOINT WITH RIGHT OF SURVIVORSHIP

TO

W. W. D. Smith

THIS FORM FROM
TITLE GUARANTEE & TRUST CO. / *J. B. S.*
TITLE INSURANCE — ABSTRACTS
TRUSTS
BIRMINGHAM, ALABAMA

1770-000-0001
1971

State of ALABAMA }
SHELBY COUNTY }

I, Mary F. Farmer

State at Large for Alabama
a Notary Public in and for said County, in said State,

hereby certify that B. W. Taylor and Vera Taylor

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 13th day of ~~October~~ July, 1962.

Mary F. Farmer
Notary Public,
State at Large for Alabama

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STATE OF ALABAMA
COUNTY OF SHELBY
THIS DEED WAS FILED ON
10/13/62
RECORDED & INDEXED
PD. CH. IN...
W. W. D. Smith
NOTARY PUBLIC