

220 my 287 p 452

State of Alabama
Shelby County

258

Know All Men By These Presents,

That in consideration of One Thousand ----- (\$1,000.00)----- DOLLARS and the execution and delivery of a \$4,700.00 purchase money mortgage,

to the undersigned grantor, C. H. Fulton,

in hand paid by Michael Roy Wildman and Kay C. Wildman

the receipt whereof is acknowledged I the said C. H. Fulton, a single man,

do grant, bargain, sell and convey unto the said

Michael Roy Wildman and Kay C. Wildman as joint tenants, with right of survivorship, the following described real estate; situated in

Shelby County, Alabama, to-wit:

The Northwest Quarter (NW $\frac{1}{4}$) of the Southeast Quarter (SE $\frac{1}{4}$), Section 26, Township 20 South, Range 4 West except the right of way heretofore conveyed to Shelby County, Alabama, as shown in the deed recorded in the Probate Judge's office of Shelby County, Alabama, in Deed Book 221, at Page 377, and is as follows:

"A right of way beginning at a point on the center line of CP3-40 at Station 127+80 the North property line; thence along the center line S 24. deg. 24' W a distance of 263.8'; thence Southwesterly along a 3 deg. curve to the right a distance of 856.2' to the point of ending at Station 139+ the West property line.

Said strip of land being 40' wide on each side of center line of said project and lying in the NW $\frac{1}{4}$ of SE $\frac{1}{4}$ Section 26, Township 20, South Range 4 W and contains 2.06 acres more or less including that part now occupied by the present road."

TO HAVE AND TO HOLD Unto the said Michael Roy Wildman and wife, Kay C. Wildman,

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 encunbrances;

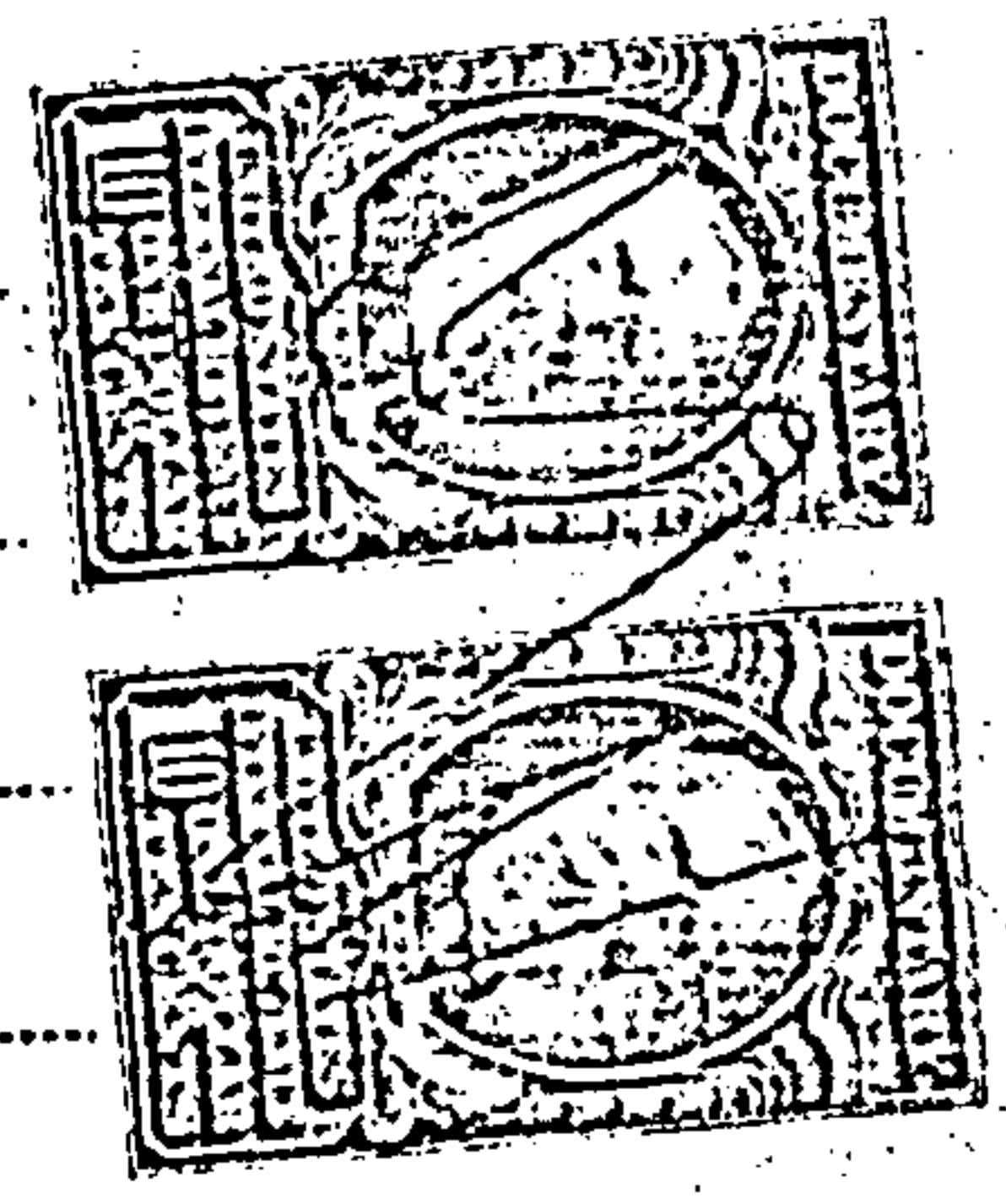
that I have a good right to sell and convey the same as aforesaid; that I will, and my heirs, executors and administrators shall warrant and defend the same to the said grantees, their heirs, and assigns forever against the lawful claims of all persons.

In Witness Whereof, I have hereunto set my hand and seal,

this 3 day of April, 1964.

WITNESSES:

C. H. Fulton
C. H. Fulton



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BOOK 230 PAGE

64-2 R. Stamps
Palmer Healy &
1819 S. W. Ave.
C. H. Fulton, a Single man, *Healy*

C. H. Fulton, a Single man, *Healy*

TO

Michael Roy Wildman and
Kay C. Wildman

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 M, and was duly re-
corded in Volume of Deeds
at page, and examined.

Judge of Probate.

130
100
30
8.9

State of Alabama
Jefferson COUNTY

I, *the undersigned*, a Notary Public in and for said County, in said State,
hereby certify that C. H. Fulton, a Single man,
whose name is signed to the foregoing conveyance, and who is known to me, acknowledged
before me on this day that, being informed of the contents of the conveyance, he executed the same
voluntarily on the day the same bears date.

Given under my hand and official seal this 3 day of April 19 64

Anne Margaret Miller As Notary Public

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 THIS INSTRUMENT
WAS FILED ON 4/9/64
RECORDED & MFG. TAX
& \$2.00 TAX HAS BEEN
PD. ON THIS INSTRUMENT.
Commodore M. J. J. J.
JUDGE OF PROBATE