

State of Alabama

Shelby

County

Know All Men By These Presents.

That in consideration of One Hundred (\$100.00)----- DOLLARS

to the undersigned grantor Lawrence Edwards and wife, Mary Ruth Edwards

in hand paid by Marcus Newsom Stevens and wife, Birdie Gennetta Stevens

the receipt whereof is acknowledged we the said Lawrence Edwards and wife, Mary Ruth Edwards

do grant, bargain, sell and convey unto the said Marcus Newsom Stevens and wife, Birdie Gennetta Stevens

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

Shelby

County, Alabama, to-wit:

Begin at the SW corner of the NE $\frac{1}{4}$  of the SW $\frac{1}{4}$ , Section 1, Township 20, Range 2 East and run thence North 210 feet to the point of beginning; thence continue North on the West line of said forty a distance of 52 $\frac{1}{2}$  feet; thence run East a distance of 210 feet; thence run South a distance of 52 $\frac{1}{2}$  feet; thence run West a distance of 210 feet to the point of beginning. Said parcel of real estate being  $\frac{1}{4}$  acre more or less and being situated in the NE $\frac{1}{4}$  of the SW $\frac{1}{4}$ , Section 1, Township 20, Range 2 East, Shelby County, Alabama

*M*

TO HAVE AND TO HOLD Unto the said Marcus Newsom Stevens and wife, Birdie Gennetta Stevens

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 seals

this 26<sup>th</sup> day of March, 1963

WITNESSES:

*James N. Sharbutt*  
*Co. to each Grantor*

*Lawrence Edwards* (Seal.)

*Mary Ruth Edwards* (Seal.)

(Seal.)

(Seal.)

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Lawrence Edwards and wife, Mary  
Ruth Edwards

TO

Marcus Newsom Stevens and wife,

Birdie Gennetta Stevens

## 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.

State of Alabama

Shelby

COUNTY

I, James H. Sharbutt, a Notary Public in and for said County, in said State, hereby certify that Lawrence Edwards and wife, Mary Ruth Edwards 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, each executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 26<sup>th</sup> day of

March

1963

Notary Public, Alabama State at Large  
My commission expires March 30, 1965  
Bonded By Employees Liability Assurance Corporation

James H. Sharbutt As Notary Public

State of Alabama

Shelby

COUNTY

I, James H. Sharbutt, a Notary Public in and for said County, in said State, do hereby certify that on the 26<sup>th</sup> day of March, 1963, came before me the within named Mary Ruth Edwards known to me to be the wife of the within named Lawrence Edwards 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 26<sup>th</sup> day of

March

1963

Notary Public, Alabama State at Large  
My commission expires March 30, 1965  
Bonded By Employees Liability Assurance Corporation

James H. Sharbutt As Notary Public

STATE OF ALA. SHELBY CO.  
I CERTIFY THIS INSTRUMENT  
WAS FILED ON  
6/10/82  
RECORDED & INDEXED  
& PAID TAX  
PD. CH. T. ...  
JUDGE OF PROBATE

468 MAR 23 1963 X008