

# Joint Grantees With Survivorship

Form 43-1—WARRANTY DEED (Rev. Sept. 1945)

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THE STATE OF ALABAMA

SHELBY

County

566

Know All Men by These Presents, That in consideration of TWO HUNDRED FIFTY AND NO  
100/Dollars \$250.00 DOLLARS

to the undersigned grantor Hershell L. Daniel and wife Joyce Darline. Daniel

in hand paid by Forest Authur Payne and wife Sherlie Ann Payne

the receipt whereof is acknowledged we the said Marshall L. Daniel and wife  
Joyce Darline. Daniel

do grant, bargain, sell and convey unto the said Forest Authur Payne and wife Sherlie  
Ann Payne

the following described real estate, to-wit: From the Northwest corner of the NE $\frac{1}{4}$  of SE $\frac{1}{4}$   
of Section 24, Township 20 South, Range 3 West, run Easterly along the  
Boundary line of the said South NE $\frac{1}{4}$  of the SE $\frac{1}{4}$  of Sec. 24, Tsp 20 S., R 3 W.  
for 111.25 feet to the point of beginning of the land of Audrey Motes and  
Charles Motes in a certain deed recorded in the Probate Judge Office of  
Shelby County Book 219 Page 949.

Thence continue Easterly along the North line of the NE $\frac{1}{4}$  of the SE $\frac{1}{4}$  of  
Section 24, Tsp 20 S R 3 W. for 50.12 feet to the point of intersection of  
the North boundary line of the NE $\frac{1}{4}$  of the SE $\frac{1}{4}$  of Sec 24, Tsp 20 S. R 3 W.  
And the South Right of Way line of the Pelham-Simsville County Road;

Thence turn an angle of 24 Degrees, 23 Minutes to the right and run  
Southerly along the South R.O.W. line of the Pelham-Simsville County Road for  
280.97 feet; to the point of beginning of the lot herein described., to witt:

Thence turn an angle of 81 Degrees, 29 Minutes to the right and run  
Southerly 278.7 feet.

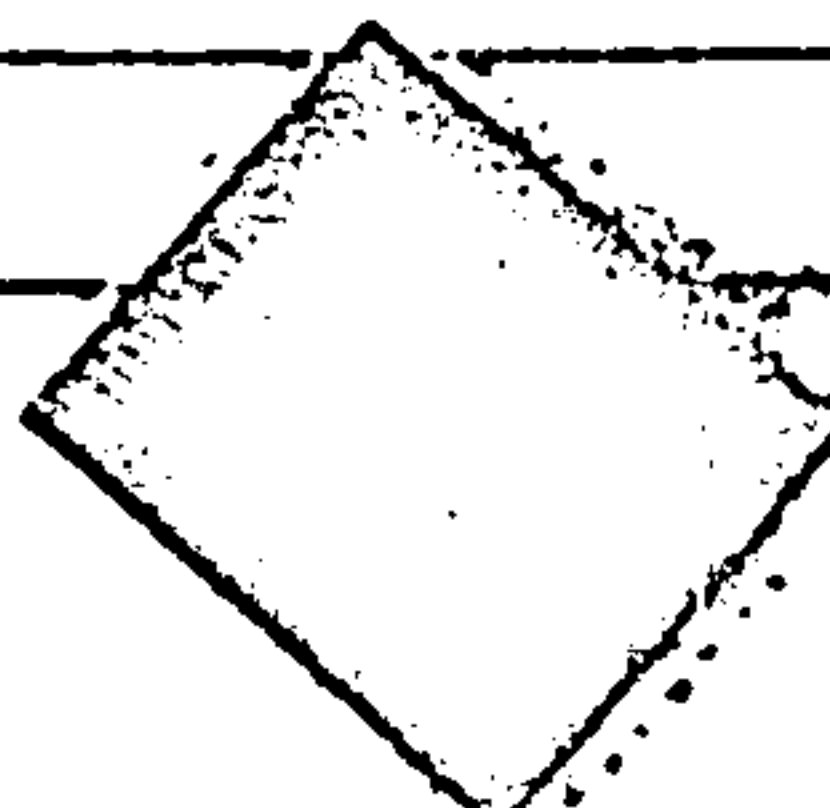
Thence turn an angle of 105 Degrees, 23 Minutes to the right and run  
NorthWesterly 70 feet;

Thence turn an angle of 58 Degrees, 23 Minutes to the right and run  
Northerly 242.72 feet more or less;

Thence turn 81 deg. 29 M run 70 feet to the point of beginning

TO HAVE AND TO HOLD UNTO THE SAID Forest Authur Payne and wife  
Sherlie Ann Payne, 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 served 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

Situated in Shelby County, Alabama.



231 532

11-11-64

To Have and to Hold, To the said Forest Authur Payne and wife  
Sherlie Ann Payne

heirs and assigns forever.

And we do, for our self and for our heirs, executors and administrators,  
covenant with the said Forest Authur Payne and wife Sherlie Ann Payne  
heirs and assigns, that we lawfully seized in fee simple of said premises;  
that they are free from all incumbrances; 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 Forest Authur Payne and wife Sherlie Ann Payne

heirs and assigns forever, against the lawful claims of all persons.

In Witness Whereof, we have hereunto set our hand and seal, this  
17th day of July, 1964.

WITNESSES:

X Hershell L. Daniel (Seal.)  
Hershell L. Daniel  
X Joyce Darlie Daniel (Seal.)  
Joyce Darlie Daniel

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THE STATE OF MISSISSIPPI  
COUNTY OF HANCOCK

THE STATE OF ALABAMA

Shelby County

I, L. G. Hummer

a Notary Public for the State of Alabama in and for said County, in said State,  
hereby certify that Herishell L. Daniel & wife Judge Darlene Daniel  
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 this conveyance, did

executed the same voluntarily on the day the same bears date.

Given under my hand this 17th day of July, A. D. 1964

NOTARY PUBLIC  
EX. DIR. 5-1-17-67

L. G. Hummer  
NOTARY PUBLIC

THE STATE OF ALABAMA

County

I, \_\_\_\_\_

a \_\_\_\_\_ in and for said County, in said State, hereby certify that  
\_\_\_\_\_ subscribing witness to the foregoing conveyance, known  
to me, appeared before me this day, and being sworn, stated that \_\_\_\_\_

\_\_\_\_\_ the grantor \_\_\_\_\_ voluntarily  
executed the same in \_\_\_\_\_ presence and in the presence of the other \_\_\_\_\_ the day the  
same bears date; that \_\_\_\_\_ attested the same in the presence of the other \_\_\_\_\_ the other  
witness, and that such other witness subscribed \_\_\_\_\_ name as a witness \_\_\_\_\_ presence.

Given under my hand this the \_\_\_\_\_ day of \_\_\_\_\_

STATE OF ALABAMA  
SHELBY COUNTY  
NOTARY PUBLIC  
L. G. HUMMER  
RECORDED & INDEXED  
EX. DIR. 5-1-17-67  
PD. ON THIS INSTRUMENT  
A. D. 1964  
NOTARY PUBLIC

THE STATE OF ALABAMA

Shelby County

I, L. G. Hummer

a Notary Public for the State of Alabama in and for said County, in said State, hereby certify that  
on the 17th day of July, 1964, came before me the within named  
Judge Darlene Daniel known to me (or made known to me) to be the wife of the  
within named Herishell L. Daniel who, being examined separate  
and apart from the husband touching her signature to the within has acknowledged that she  
signed the same of her own free will and accord, without fear, constraint or threats on the part of the husband.

Given under my hand this \_\_\_\_\_ day of \_\_\_\_\_

July

A. D. 1964

L. G. Hummer  
NOTARY PUBLIC

REC'D JUL 21 1964