

6639

WARRANTY DEED JOINT WITH RIGHT OF SURVIVORSHIP—TITLE GUARANTEE & TRUST CO., BIRMINGHAM, ALA.

State of Alabama }
Shelby----- County }

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of -----Two Hundred-----(\$200.00)----- DOLLARS
and the assumption of a mortgage as recorded in Vol 289, page 318 in the
Probate Office of Shelby County, Alabama
to the undersigned grantors, Ottis L. Davis and wife Martha O. Davis

in hand paid by Herbert H. Thomas and wife Peggy Joy Thomas

the receipt whereof is acknowledged we the said Ottis L. Davis and wife Martha O. Davis

do grant, bargain, sell and convey unto the said Herbert H. Thomas and wife Peggy Joy
Thomas

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

-----SHELBY----- County, Alabama, to-wit: -----

The property as set out and described by meets and bounds on the reverse
side of this deed.



TO HAVE AND TO HOLD Unto the said Herbert H. Thomas and wife Peggy Joy Thomas

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 our selves 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.

except the mortgage as mentioned herein
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 seal, s

this 12 day of September, 1964

WITNESSES:

X *Ottis L. Davis* (Seal.)
X *Martha O. Davis* (Seal.)
.....(Seal.)
.....(Seal.)

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Ottis L. Davis and wife

Martha O. Davis

TO

Herbert H. Thomas and wife

PEEY Joy Thomas

Rt 1 Box 101 Chelser, Ala.

WARRANTY DEED

JOINT WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA,

Shelby 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.

THIS FORM FROM

TITLE GUARANTEE & TRUST CO.

TITLE INSURANCE — ABSTRACTS

TRUSTS

BIRMINGHAM, ALABAMA

State of Alabama

Jefferson

COUNTY

195
50
2.45 paid

a Notary Public in and for said County, in said State,

I, James H. Duncan

hereby certify that Ottis L. Davis and wife Martha O. Davis

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.

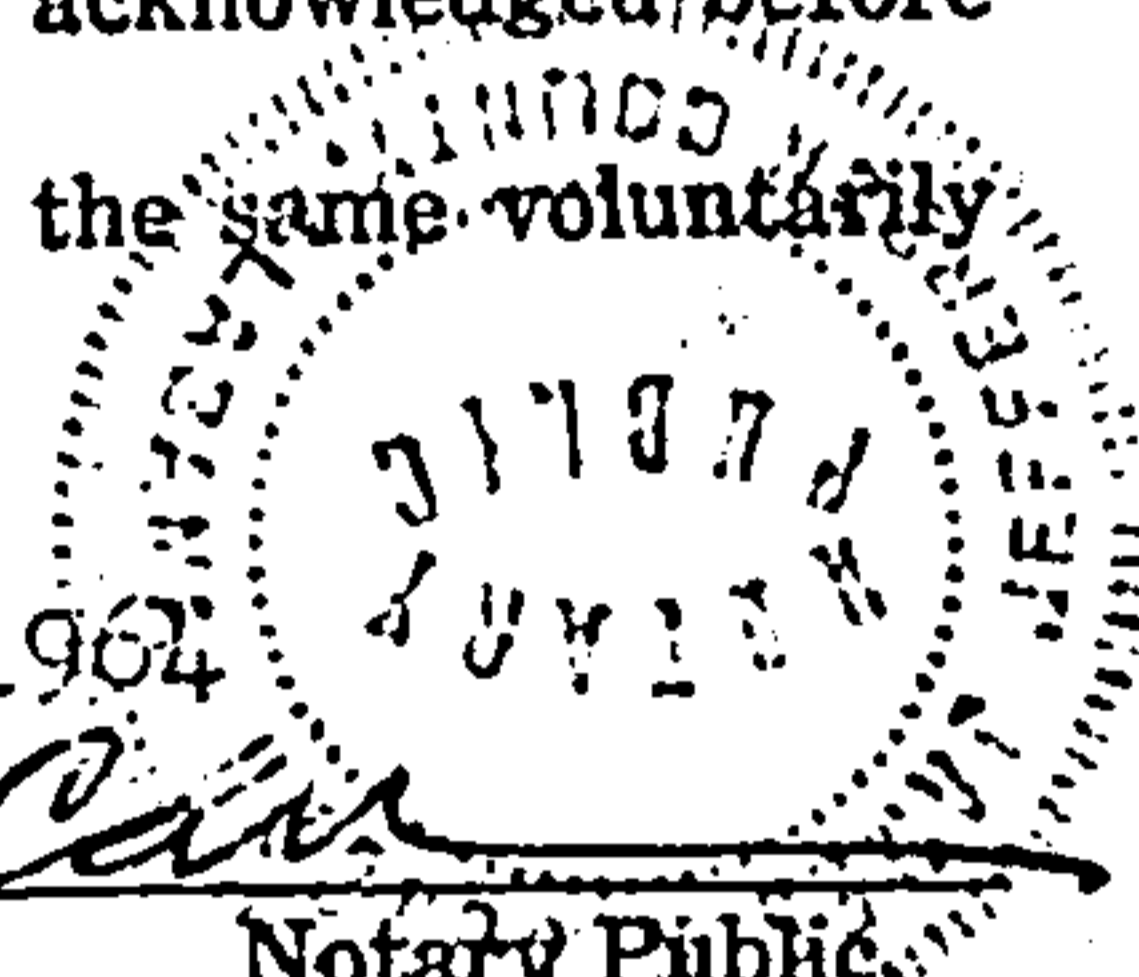
Given under my hand and official seal this 12th day of September, 1964

Notary Public, Alabama State at Large
My Commission Expires Oct. 1, 1964

1965

James H. Duncan

Notary Public



Renewed

A parcel of Land in the form of a triangle partly in the SE 1/4 of the NE 1/4 and partly in the NE 1/4 of the SE 1/4 all in sec 27, Township 19, south range 1 West, more particularly described as follows: Commence at the southwest corner of said SE 1/4 of NE 1/4, thence northerly and along the easterly line thereof 465 feet to the northwesterly right of way line of Highway 91 known as Florida Short route; thence to the left in a southwesterly direction and along said right of way line of said highway 786 feet to point of beginning; thence continue southwesterly and along the same line 46 feet; thence 136 degrees 31' to the right in a northerly direction 410.7 feet thence 141 degrees 19' to the right in a southerly direction 378.65 feet to the highway right of way line the point of beginning being situated in Shelby County, Alabama, also, beginning at the NW corner of the NE 1/4 of the SE 1/4 of section 27, Township 19, range 1 west, run south along west boundary line of said forty (Cross Highway 91) to intersection of west boundary of Chelsa-Columbiana road; thence in a northwesterly direction to a point in the south boundary of highway 91, which is 45 feet east of highway station 10.11 and in the center of an old farm road; thence along south boundary of highway 91 to the intersection of north boundary line of said forty, thence west along north boundary line to point of beginning, containing 7 acres more or less all Mineral and mining rights are excepted. Also that part of SE 1/4 of NE 1/4 of sec 27, Township 19, range 1 west described as follows: beginning where the south line of said 40 acres intersect the west boundary of Florida short route highway right of way and run 120 yards; thence northeast 120 yards or to the northwest corner of Robert Shirley property, thence 120 yds to a point of beginning, containing one acre more or less. This being the same property as described in two deeds as recorded in the Probate office of Shelby County, Alabama and also the same property as described in a certain mortgage as recorded in Vol 289, page 318 in the Probate Office of SHELBY County, Alabama from Ottis L. Davis and wife Martha O. Davis to James Robert Walker, Sr and wife Linnie H. Walker.

STATE OF ALA. SHELBY CO.
I CERTIFY THIS INSTRUMENT
WAS FILED ON 8 AM
9-18-1964
RECORDED & \$ MTG. TAX
& \$50 DEED TAX HAS BEEN
PD. ON THIS INSTRUMENT.

M. Joubert
JUDGE OF PROBATE

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