

State of Alabama

SHELBY

County

Know All Men By These Presents,

That in consideration of Six Hundred & no/100 (\$600.00) DOLLARS
and other valuable consideration

to the undersigned grantor, Arvis C. Crocker, a single man

in hand paid by Beverly (Drew) Leach and James Leach

the receipt whereof is acknowledged I the said Arvis C. Crocker

do grant, bargain, sell and convey unto the said Beverly (Drew) Leach and James Leach

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

Shelby County, Alabama, to-wit:

Lots 5, 6, 7, and 8 in Block E, according to Plat of Wilmont
Subdivision as recorded in the office of the Probate Judge of Shelby
County, Alabama, in Map Book Number 3, page 124.



TO HAVE AND TO HOLD Unto the said Beverly (Drew) Leach and James Leach

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 encumbrances;

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 4th day of January, 1965.

WITNESSES:

[Signature]

Arvis C. Crocker (Seal.)

(Seal.)

(Seal.)

(Seal.)

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