

State of Alabama

SHELBY

County

Know All Men By These Presents,

That in consideration of ONE HUNDRED (\$100.00) DOLLARS

to the undersigned grantors, R. B. Boaz and his wife, Eleanor Boaz,
in hand paid by John H. Higgins and wife, Bobby Jo Higgins,
the receipt whereof is acknowledged we the said R. B. Boaz and wife, Eleanor Boaz,
do grant, bargain, sell and convey unto the said John H. Higgins and wife, Bobby Jo Higgins,
as joint tenants, with right of survivorship, the following described real estate; situated in

Shelby County, Alabama, to-wit:

All that part of the E $\frac{1}{2}$ of the SE $\frac{1}{4}$ of the SE $\frac{1}{4}$ of section 30,
township 21, range 1 east that lies south and west of the Ft.
Williams Ferry road, except the south 75 yards of said parcel,

TO HAVE AND TO HOLD Unto the said John H. Higgins and wife, Bobby Jo Higgins,
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 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 23d day of July, 1956

WITNESSES:

R. B. Boaz (Seal.)
Eleanor Boaz (Seal.)
(Seal.)
(Seal.)

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TO

W. L. Williams

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.

1.45
191

State of

Shelby

COUNTY

I, Cecil Duke, a Justice of the Peace, a Notary Public in and for said County, in said State, hereby certify that R. B. Boaz and his wife, Eleanor Boaz, 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 23d day of July 19 56

Cecil Duke

As Notary Public
Justice of the Peace.

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 21 1956
RECORDED & INTG. TAX
& \$5.00 DEED TAX HAS BEEN
PD. ON THIS INSTRUMENT.
Conrad M. Paulsen
JUDGE OF PROBATE