

State of Alabama

SHELBY County

Know All Men By These Presents,

That in consideration of One Hundred Dollars and other good and valuable consideration ~~of~~ DOLLARS

to the undersigned grantor J. D. Holcombe and wife, Cora Lee Holcombe; and  
Billy Jack Holcombe and wife, Helen Holcombe  
in hand paid by George T. Johnson and Jan C. Johnson

the receipt whereof is acknowledged we the said J. D. Holcombe and wife, Cora Lee Holcombe,  
and Billy Jack Holcombe and wife, Helen Holcombe

do grant, bargain, sell and convey unto the said

George T. Johnson and Jan C. Johnson

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

Shelby County, Alabama, to-wit:

Begin at the Northeast corner of the SE $\frac{1}{4}$  of the SE $\frac{1}{4}$  of Section 32,  
Township 20 South, Range 3 West; Thence run Southerly along the East  
boundary line of the SE $\frac{1}{4}$  of the SE $\frac{1}{4}$  of Sec. 32, Tsp. 20S., R. 3W. for 513.55  
feet; Thence turn an angle of 88 Degrees, 00 Minutes to the right and run  
Southwesterly 268.52 feet; Thence turn an angle of 92 Degrees, 00 Minutes  
to the right and run Northerly parallel to the East boundary line of the  
SE $\frac{1}{4}$  of the SE $\frac{1}{4}$  of Sec. 32, Tsp. 20S., R. 3W. 531.52 feet, more or less, to a  
point on the North boundary line of the SE $\frac{1}{4}$  of the SE $\frac{1}{4}$  of Sec. 32, Tsp. 20S.,  
R. 3W.; Thence run Easterly along the North boundary line of the SE $\frac{1}{4}$  of the  
SE $\frac{1}{4}$  of Sec. 32, Tsp. 20S., R. 3W. for 268.93 feet, more or less, to the point of  
beginning.

This land being a part of the SE $\frac{1}{4}$  of the SE $\frac{1}{4}$  of Section 32, Township  
20 South, Range 3 West and being 3.14 acres, more or less.

The above property shall only be used for residential purposes and no dwelling house shall  
be constructed thereon having less than 900 square feet of floor space, excluding porches.  
Said property shall not be used for permanent house trailer parking, except that a trailer  
may be parked thereon by the owners for not more than six months while a dwelling house is  
being constructed thereon. The above shall be a covenant running with the land and shall  
bind the grantees, their successors and assigns.

TO HAVE AND TO HOLD Unto the said George T. Johnson and Jan C. Johnson

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.

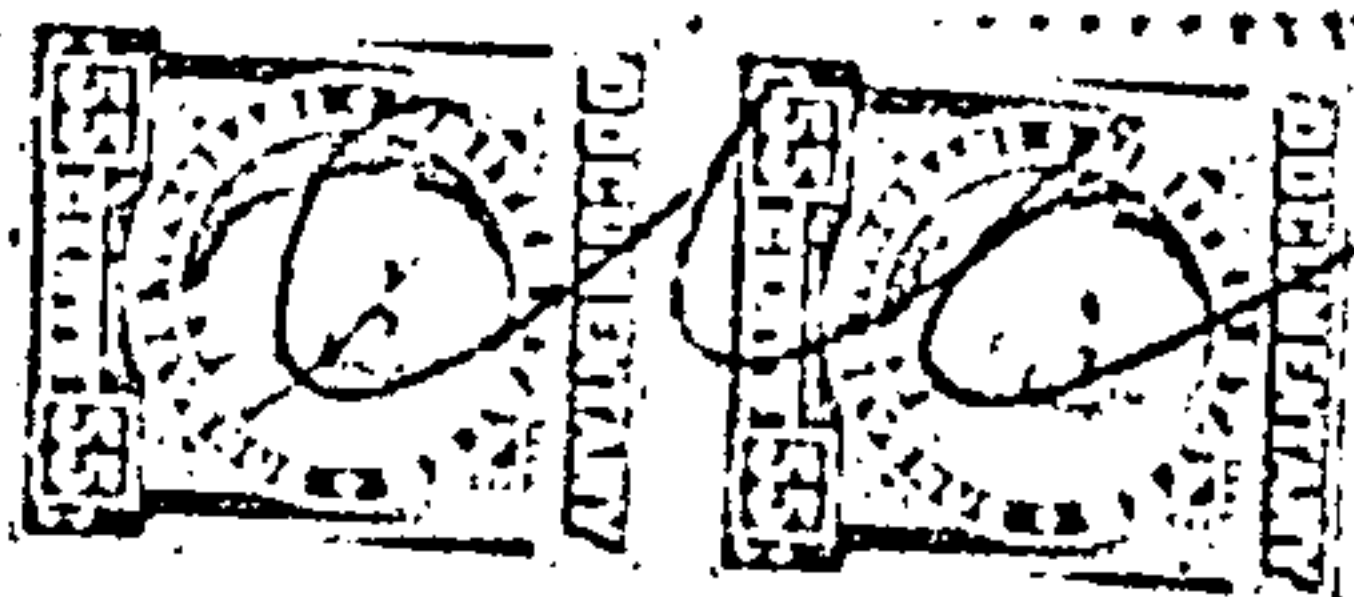
And we do, for ourselves and for our heirs, executors and administrators, covenant  
with the said grantees, their heirs and assigns, that we are lawfully seized in fee simple of said  
premises; that they are free from all encumbrances;

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 seal,s

this 18th day of ~~May 1964~~  
October, 1965.

WITNESSES:



J. D. Holcombe (Seal.)  
J. D. Holcombe  
Cora Lee Holcombe (Seal.)  
Cora Lee Holcombe  
Billy Jack Holcombe (Seal.)  
Billy Jack Holcombe  
Helen Holcombe (Seal.)  
Helen Holcombe

BOOK 238 PAGE 342



HOLCOMBES

TO

*Jack Holcombe*  
*Magland*

**WARRANTY DEED**

JOINT GRANTEEES 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.

*3/15*  
*3*

State of ALABAMA

SHELBY

COUNTY

I, Floetta B. Barton, a Notary Public in and for said County, in said State,  
hereby certify that J. D. Holcombe and wife, Cora Lee Holcombe; and Billy Jack Holcombe and wife,  
Helen Holcombe 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 18th day of October, 1965

*Floetta B. Barton* As Notary Public

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 *10/18* 1965  
RECORDED & LITG. TAX  
& \$ *5.50* TAX HAS BEEN  
PD. ON THIS INSTRUMENT.  
*Cora Lee Holcombe*  
JUDGE OF PROBATE