

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 ONE HUNDRED DOLLARS and other good and valuable ~~HEKERS~~ considerations,

to the undersigned grantor HARRIETT A. RANDALL

in hand paid by HARRIETT A. RANDALL and FRANCIS M. RANDALL

the receipt whereof is acknowledged we the said

HARRIETT A. RANDALL and husband, FRANCIS M. RANDALL,

do grant, bargain, sell and convey unto the said

HARRIETT A. RANDALL and FRANCIS M. RANDALL

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

Shelby

County, Alabama, to-wit:

The North 1/2 of SW 1/4 and the SW 1/4 of SW 1/4, all in Section 13, Township 18, Range 2 East.

ALSO all of the East 1/2 of the SE 1/4 lying East of Kellys Creek in Section 14, Township 18, Range 2 East.

ALSO all that part of the SE 1/4 of the NE 1/4 of Section 23, Township 18, Range 2 East, lying East of Kellys Creek.

ALSO all that part of the NE 1/4 of the SE 1/4 of said Section 23 lying East of Kellys Creek.

AND ALSO part of the SW 1/4 of NW 1/4 and part of the NW 1/4 of SW 1/4 of Section 24, which parts of said 1/4-1/4 section are more particularly described as follows: Begin at a point where the section line between Sections 23 and 24 crosses Kellys Creek and running North along the section line to a bluff; thence Southeasterly along said bluff to a stake; thence in a line to a marked birch tree on the bank of Kellys Creek near the old cow ford; thence up the creek to the beginning point, said last described course being marked by a fence line along its Northerly and Easterly boundaries.

Containing in all 200 acres, more or less, and known as the T. E. Davis property.

ALSO all that part of the NE 1/4 of NE 1/4 lying East of Kellys Creek which is located in Section 23, Township 18, Range 2 East, Shelby County, Alabama.

Containing 30 acres, more or less.

TO HAVE AND TO HOLD Unto the said HARRIETT A. RANDALL and FRANCIS M. RANDALL

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 seals,

this 14th day of September, 1965.

WITNESSES:

FR Ingram

Frances Cashatt

Francis M. Randall (Seal.)

Harriett A. Randall (Seal.)

(Seal.)

(Seal.)

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RETURN TO: Jack M Randall
Rt 1 Box 11
Shelby Ala

HARRIETT A. RANDALL and
husband, FRANCIS M. RANDALL

TO

HARRIETT A. RANDALL and

FRANCIS M. RANDALL

WARRANTY DEED

JOINT WITH RIGHT OF SURVIVORSHIP

561

THIS FORM FROM

TITLE GUARANTEE & TRUST CO.

TITLE INSURANCE — ABSTRACTS

TRUSTS

BIRMINGHAM, ALABAMA

State of ALABAMA
JEFFERSON COUNTY

I, Frances Cashatt, a Notary Public in and for said County, in said State, hereby certify that HARRIETT A. RANDALL and husband, FRANCIS M. RANDALL, 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

14th day of October, 1965.

Frances Cashatt
Notary Public

STATE OF ALA. SHELBY CO.
I CERTIFY THIS INSTRUMENT
WAS FILED ON 10/27/65
RECORDED & \$ MTG. TAX
& \$52 DEED TAX HAS BEEN
PD. ON THIS INSTRUMENT.

Conrad M. Fowler
JUDGE OF PROBATE