

State of Alabama

Shelby

County

Know All Men By These Presents,

1820

That in consideration of One (\$1.00) DOLLARS
Other valueable considerations

to the undersigned grantor Erah Mae Butler a widow woman

in hand paid by Andrew J. Gardner and wife Lula I. Gardner

the receipt whereof is acknowledged I the said Erah Mae Butler

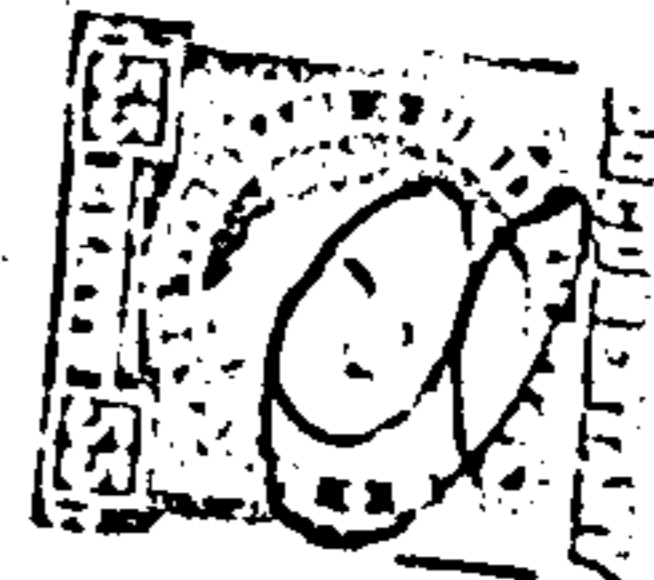
do grant, bargain, sell and convey unto the said Andrew J. Gardner and wife Lula I Gardner

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

Shelby County, Alabama, to-wit:

From the Northwest corner of the SE $\frac{1}{4}$ of the SE $\frac{1}{4}$ of Sec. 34, Tsp 20 S, Range 3W run Easterly along the North boundary line of the SE $\frac{1}{4}$ of the SE $\frac{1}{4}$ of Sec 34, Tsp 20S, R 3W, for 401.37 feet; Thence turn an angle of 37 deg, 7 min to the right and run Southeasterly 528.17 feet to the point of beginning of the land herein described and conveyed; Thence turn an angle of 86 deg. 04 min 20 Sec. to the right and run Southwesterly 46.11 feet; Thence turn an angle of 66 deg 51 min to the right and run Northwesterly 168.0 feet; thence turn an angle of 111 deg 30 min to the right and run Northeasterly 100.0 feet; Thence turn an angle of 63 deg, 21 min to the right and run Southeasterly 133.06 feet; Thence turn an angle of 79 deg, 52 min to the right and run Southerly 64.8 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 Sec. 34, Tsp. 20S, R 3W and being 0.35 acres, more or less.



TO HAVE AND TO HOLD Unto the said Andrew J. Gardner and wife Lula I Gardner

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 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 4 day of November 1965

WITNESSES:

Witness lines with signatures and seals. One signature is clearly visible: Erah Mae Butler (Seal.).

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Rev. Andrew J. Gardner
Box 606
Martinsburg, West Virginia

TO

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.

State of

Shelby

COUNTY

1.45
55
2.50 pd

I, Sue Rubin

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

hereby certify that Erah Mae Butler
whose name is signed to the foregoing conveyance, and who is known to me, acknowledged
before me on this day that, being informed of the contents of the conveyance, executed the same
voluntarily on the day the same bears date.

Given under my hand and official seal this 4 day of November 19 65

Sue Rubin

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 ALABAMA, SHELBY CO.
I CERTIFY THIS INSTRUMENT
WAS FILED ON 11/12/65
RECORDED & INDEXED
& \$ 50.00 RECORDING FEE
PD. ON THIS INSTRUMENT
Conrad M. Decker
JUDGE OF PROBATE