

108.26

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 Dollar and other good and valuable consideration **DOLLARS** to the undersigned grantor Douglas Kent and wife, Bertie Kent in hand paid by Joe L. Crawley and Betty B. Crawley the receipt whereof is acknowledged we the said Douglas Kent and wife, Bertie Kent do grant, bargain, sell and convey unto the said Joe L. Crawley and Betty B. Crawley as joint tenants, with right of survivorship, the following described real estate, situated in

Shelby County, Alabama, to-wit:

Commence at the NW corner of the NE $\frac{1}{4}$  of the SE $\frac{1}{4}$  Section 16, Township 19 Range 2 West and along the diagonal line between the NW corner and the SE corner run a distance of 880.5 feet to the point of beginning; thence continue along the same said course for a distance of 210.0 feet; thence turn an angle of 89 $^{\circ}$ 00' to the right for a distance of 210.0 feet; thence turn an angle of 91 $^{\circ}$ 00' to the right for a distance of 210.0 feet; thence turn an angle of 89 $^{\circ}$ 00' to the right for a distance of 210.0 feet to the point of beginning.

TO HAVE AND TO HOLD Unto the said Joe L. Crawley and Betty B. Crawley

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,

this 3rd day of November, 1965.

WITNESSES:

x Douglas Kent (Seal.)  
x Bertie Kent (Seal.)  
..... (Seal.)  
..... (Seal.)

345  
108.26

DR

TO  
*Doc De Realty*

**WARRANTY DEED**  
JOINT WITH RIGHT OF SURVIVORSHIP

THIS FORM FROM  
TITLE GUARANTEE & TRUST CO.  
TITLE INSURANCE — ABSTRACTS  
TRUSTS

BIRMINGHAM, ALABAMA

State of Alabama }  
Shelby COUNTY }

I, the undersigned a Notary Public in and for said County, in said State,  
hereby certify that Douglas Kent and wife, Bertie Kent  
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 3rd day of November, 1965

*Walter C. Wilhite*  
Notary Public

*1.00*  
*1.50*  
*2.50*

STATE OF ALA., SHELBY CO.,  
I CERTIFY THIS INSTRUMENT  
WAS FILED ON *11-11-65*  
RECORDED & \$ *1.00* MTG. TAX  
S. *1.00* TAX HAS BEEN  
PD. ON THIS INSTRUMENT.  
*Conrad M. Fowler*  
JUDGE OF PROBATE