

3832

State of Alabama

Shelby

County

Know All Men By These Presents,

That in consideration of Five thousand (\$5,000.) DOLLARS

to the undersigned grantor Cecil Motes and wife Bonnie Motes

in hand paid by C. B. Burnett and wife Norma Lee M. Burnett

the receipt whereof is acknowledged by the said Cecil Motes and wife Bonnie Motes

do grant, bargain, sell and convey unto the said C. B. Burnett and wife Norma Lee M. Burnett

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

Shelby County, Alabama, to-wit:

From the Northeast corner of the South Half of the NE $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 18, Township 20 South, Range 2 West run Southerly along the East boundary line of the said S $\frac{1}{2}$ of the NE $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Sec. 18, Tsp. 20S, R.2W. for 616.52 feet to a point in the center of a dirt road; Thence turn an angle of 102 Degrees, 43 minutes to the right and run Northwesterly along the center of said dirt road for 292.5 feet; Thence turn an angle of 05 Degrees, 49 Minutes to the left and continue Northwesterly along the center of said dirt road 63.7 feet to the point of beginning of the land herein described and conveyed; Thence continue Northwesterly along the center of said dirt road for 210.0 feet to a point on the center line of Fungo Public Road; Thence turn an angle of 105 Degrees, 45 Minutes to the right and run Northeasterly along the center of said Fungo Public Road for 110.0 feet; Thence turn an angle of 74 Degrees, 15 Minutes to the right and run Southeasterly for 210.0 feet; Thence turn an angle of 105 Degrees, 45 Minutes to the right and run Southwesterly 110.0 feet to the point of beginning.

This land being a part of the S $\frac{1}{2}$ of the NE $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 18, Township 20 South, Range 2 West, and being 0.50 acres, more or less.

Excepting However, from the above described land the Right of Way of the Fungo Public Road as now located.

TO HAVE AND TO HOLD Unto the said C. B. Burnett and wife Norma Lee M. Burnett

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 18 day of May 1967

WITNESSES:

Cecil Motes (Seal.)

Bonnie Motes (Seal.)

(Seal.)

(Seal.)

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Cecil D. Motea
Route 1, Box 2648
Milledgeville, Ala.
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.

5:00 PM
1-1-75

State of ALABAMA
SHELBY COUNTY

I, Harold A. Rabin, a Justice of the Peace, a Notary Public in and for said County, in said State, hereby certify that Cecil Motes and wife Bonnie Motes 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, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 10 day of May

Harold A. Rabin
Notary Public
Justice of 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