

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 - - - - TWO THOUSAND (\$2,000.00) & No/100 - - - - - DOLLARS
in cash

/to the undersigned grantors, ALTHEA LEIGHTON BRICE, AND HUSBAND, VERNON LEROY BRICE,

in hand paid by RODDRICK RAY PAIR AND WIFE, MRS. RODDRICK RAY PAIR,

the receipt whereof is acknowledged WE the said ALTHEA LEIGHTON BRICE AND HUSBAND,

VERNON LEROY BRICE,

do grant, bargain, sell and convey unto the said RODDRICK RAY PAIR AND WIFE,

MRS. RODDRICK RAY PAIR,
as joint tenants, with right of survivorship, the following described real estate, situated in

SHELBY

County, Alabama, to-wit: Five (5)

Acres in the Southwest corner of that part of the Southwest Quarter
(SW $\frac{1}{4}$) of the Southeast Quarter (SE $\frac{1}{4}$) of Section 21, Township 19, Range
1, East, described to-wit: Begin at the Southwest corner and run
East 300 Feet; thence North 675 Feet; thence West 300 Feet; thence
South 675 Feet to point of beginning, as Recorded in the Probate
Office of Shelby County, Alabama.

NOTE: The Grantor as shown in Warranty Deed, Jennie C. Leighton, is
now deceased, date of her decease was March 9th, 1957. Warranty
Deed dated April 26th, 1955, recorded in the Office of the
Judge of Probate in Volume 172, Page 489.

TO HAVE AND TO HOLD Unto the said RODDRICK RAY PAIR AND WIFE,
MRS. RODDRICK RAY PAIR,

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 9th day of FEBRUARY, 1968.

WITNESSES:

Althea Leighton Brice (Seal.)

V. L. Brice (Seal.)

(Seal.)

(Seal.)

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RETURN TO:

ALTHEA LEIGHTON BRICE

AND HUSBAND, VERNON LEROY BRICE

TO

RODDRICK RAY PAIR AND TIRE

LES. RODDRICK RAY PAIR.

3412 Hillway Dr. B. Home

WARRANTY DEED

JOINT WITH RIGHT OF 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 PM, and was duly re-

corded in Volume of Deeds

at page, and examined.

Judge of Probate.

THIS FORM FROM

TITLE GUARANTEE & TRUST CO.

TITLE INSURANCE — ABSTRACT

TRUST

BIRMINGHAM, ALABAMA

State of
JEFFERSON

COUNTY

I, MRS. BEULAH BURRELL, a Notary Public in and for said County, in said State, hereby certify that ALTHEA LEIGHTON BRICE, and HUSBAND, VERNON LEROY BRICE, 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 9th day of February, 1968.

Mrs. Beulah Burrell
Notary Public.

STATE OF ALA. SHELBY CO.

I CERTIFY THIS

INSTRUMENT WAS FILED

Nov 11 11 AM 1968

PH 4:27

U.C.C. FILE NUMBER OR

REC. BK. & PAGE AS SHOWN ABOVE

CONFIRMED

JUDGE OF PROBATE

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