

STATE OF ALABAMA }
SHELBY COUNTY }

4085 5000

KNOW ALL MEN BY THESE PRESENTS, that in consideration of One (\$1.00) and other valuable considerations, to the undersigned Grantors;

William Rony Grass and wife
Virginia Grass

Clarence W. King and wife
Josephine G. King

Richard W. Grass and wife
Julia M. Grass

Mike Wakefield and wife
Rebecca J. Wakefield.

In hand paid by- Samuel Spencer Scott Jr. and wife Jo Ann M. Scott

The Receipt thereof is acknowledged We the said Grantors do grant, bargain, sell and convey unto the said Samuel Spencer Scott Jr. and wife Jo Ann M. Scott. as joint tenants, with the right of survivorship, the following described real estate situated in Shelby County, Alabama, to-wit:

From the Northwest corner of the Northwest quarter of the Southeast quarter of sect. 12, Tsp. 21S, Range 3W, run Easterly along the North boundary line of the Northwest quarter of the Southeast quarter of Sect. 12, TSP. 21S, Range 3W, for 300 feet to a point of beginning of the land herein described and conveyed; Thence turn an angle of 94 deg. 40 min. to the right and run Southerly 140 feet; Thence turn an angle of 85 deg. 20 min. to the right and run Westerly 18 feet more or less to a point on the East R.O.W. line of Interstate Highway #65; Thence turn an angle of 116 deg, 38 min. 20 sec. to the left and run Southeasterly along the East R.O. W. line of Interstate Highway #65 a distance of 263.63 feet; Thence turn an angle of 148 deg. 41 min. 40 sec. to the left and run Northeasterly 377.23 feet more or less to a point on the North boundary line of the Northwest quarter of the Southeast quarter of Sec. 12, Tsp. 21 S. R3W; Thence turn an angle of 94 deg. 40 min. to the left and run Westerly along the North boundary line of the Northwest quarter of the Southeast quarter of Sec. 12, Tsp 21S. R 3W. for 120 feet to the point of beginning. This land being a part of the Northwest quarter of the Southeast quarter of Sec. 12, Tsp. 21S. R 3W. and being 0.73 acres more or less

TO HAVE AND TO HOLD UNTO THE SAID- Samuel Spencer Scott Jr. and wife Jo Ann M. Scott as joint tenants, with right of survivorship, their heirs and assigns forever; It being the intention of the parties of 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 tenancy 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 20 Day of August 1970.

William Rony Grass (Seal)
Virginia Grass (Seal)
Clarence W. King (Seal)
Josephine G. King (Seal)
Richard W. Grass (Seal)
Julia M. Grass (Seal)
Mike Wakefield (Seal)
Rebecca J. Wakefield (Seal)

STATE OF ALABAMA }
SHELBY COUNTY }

I, the undersigned, a Justice of Peace in and for said County, in said State do hereby certify William Rony Grass and wife Virginia Grass 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 this conveyance, have executed the same voluntarily on the day the same bears date.

Given under my hand and Official Seal this 20th Day of August 1970

Harold A. Rubin

STATE OF ALABAMA }
SHELBY COUNTY }

I, the undersigned, a Justice of Peace in and for said County in said State do hereby certify that Clarence W. King and wife Josephine G. King 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 same bears date.

Given under my hand and Official Seal this 20th. day of August 1970

Harold A. Rubin

STATE OF ALABAMA }
SHELBY COUNTY }

I, the undersigned a Justice of Peace in said county in said State hereby certify that Richard W. Grass and wife Julia H. Grass 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 this conveyance, they executed the same voluntarily on the day same bears date.

Given under my hand and Official Seal this 20 day of August 1970.

Harold A. Rubin

STATE OF Georgia }
Cobb county }

I the undersigned, a NOTARY in and for said County, in said State hereby certify that Mike Wakefield and wife Rebecca J. Wakefield 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 same bears date.

Given under my hand and Official Seal this 20 day of Aug

Wm. Martin L. Weir

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
Rec'd July 5.00
1970 AUG 31 PM 12:56
U.C.C. FILE NUMBER OR
REC. BK. & PAGE AS SHOWN ABOVE
Clarence W. King
HOUSE OF PEACE