

This instrument prepared by:
Name: Frank W. Donaldson
Address: Helena, Alabama

170

LAND TITLE COMPANY OF ALABAMA
BIRMINGHAM, ALABAMA

WARRANTY DEED. JOINT GRANTEEES WITH SURVIVORSHIP

UNIVERSAL PRINTING COMPANY.

State of Alabama

County

Know All Men By These Presents,

That in consideration of Five Thousand Five Hundred (\$5,500.00)..... DOLLARS

to the undersigned grantor Grace A. Bishop

in hand paid by Donald W. Mickle and wife, Margaret B. Mickle

the receipt whereof is acknowledged We the said

Grace A. Bishop and husband, Quin W. Bishop

do grant, bargain, sell and convey unto the said

Donald W. Mickle and wife, Margaret B. Mickle

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

Shelby County, Alabama, to-wit:

Begin at N.E. corner of the S.E. $\frac{1}{4}$ of the N.E. $\frac{1}{4}$, Section 29, Township 19 South, Range 2 West, Thence run west along the North line of S.E. $\frac{1}{4}$ of N.E. $\frac{1}{4}$ a distance of 355.80 feet to the point of beginning, thence continue west along the north line of said S.E. $\frac{1}{4}$ of N.E. $\frac{1}{4}$ for a distance of 305.80 feet; thence turn an angle to the left of $91^{\circ} 22' 15''$ and run a distance of 328.67 feet; thence turn an angle to the left of $88^{\circ} 36' 15''$ and run a distance of 306.0 feet; thence turn an angle to the left of $91^{\circ} 23' 30''$ and run a distance of 328.68 feet to the point of beginning.

Subject to Restrictive Covenants of record, recorded in the office of the Judge of Probate of Shelby County, Alabama in Deed Vol. 261, pages 831-4.

Mineral and mining rights excepted.

Subject to permits to Alabama Power Company, recorded Shelby County Probate Office.

TO HAVE AND TO HOLD Unto the said Donald W. Mickle and wife, Margaret B. Mickle

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; except as shown above;

that I have a good right to sell and convey the same as aforesaid; that I will, and my 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 hand and seal,

this 17 day of APRIL, 1970.

WITNESSES:

Grace A. Bishop (Seal.)
Grace A. Bishop
Quin W. Bishop (Seal.)
Quin W. Bishop
(Seal.)
(Seal.)

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State of ALABAMA

SHELBY COUNTY

I, the undersigned authority hereby certify that GRACE A BISHOP and husband, QUIN W. BISHOP 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 17 day of

APRIL 1970.

C. H. HARRIS As Notary Public

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
MAY 7 1970
1970 OCT 14 PM 2:47
U.C.C. FILE NUMBER OR
REC. BK. & PAGE AS SHOWN ABOVE
JUDGE OF PROBATE

paid oct 14
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RETURN TO: Donald W. Mickle
3120-B Spencer County
Hannock Ala.

Grace A Bishop &
Quin W Bishop
TO
Donald W Mickle et ux
Margaret B Mickle

WARRANTY DEED

JOINT GRANTEES 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 550, and examined.
1.45

6.95 Judge of Probate.