

STATE OF ALABAMA

SHELBY COUNTY

Know All Men By These Presents,

That in consideration of ONE AND No/100 (\$1.00) - - - - - DOLLARS

to the undersigned grantor BRUCE (N) BAILEY AND/ ^{Wife} BEULAH INEZ BAILEY

in hand paid by B. WAYNE BAILEY AND GAIL S. BAILEY

the receipt whereof is acknowledged we the said BRUCE (N) BAILEY AND BEULAH INEZ BAILEY

do HEREBY grant, bargain, sell and convey unto the said B. WAYNE BAILEY AND GAIL S. BAILEY

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

SHELBY County, Alabama, to-wit:

The following is a description of a tract of land situated in the SE $\frac{1}{4}$ of the NW $\frac{1}{4}$ of the Section 15, Township 19 South, Range 2 West, Shelby County, Alabama and being more particularly described as follows:

Commence at the Southeast Corner of the SE $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 15, Township 19 South, Range 2 West; Thence run in a westerly direction along the South line of said $\frac{1}{4}$ - $\frac{1}{4}$ section 121.34 feet to the Western right of way of Caldwell Mill Road, which is the point of beginning; Thence continue along said course 307.53 feet; Thence 62° 41' 35" Right 212.19 Feet; Thence 89° 51' 06" Right 209.46 Feet to the Western right of way of Caldwell Mill Road; Thence 79° 55' 19" right along said right of way 359.39 feet to the point of beginning and containing 1.517 acres, more or less.



19741002000048620 1/2 \$.00
Shelby Cnty Judge of Probate, AL
10/02/1974 12:00:00 AM FILED/CERT

TO HAVE AND TO HOLD Unto the said B. WAYNE BAILEY AND GAIL S. BAILEY

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; Unless otherwise noted above

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 18th day of July 1974

WITNESSES:

Bruce Bailey (Seal.)

Beulah Inez Bailey (Seal.)

(Seal.)

(Seal.)



19741002000048620 2/2 \$.00
Shelby Cnty Judge of Probate, AL
10/02/1974 12:00:00 AM FILED/CERT

SHELBY COUNTY ABSTRACT CO. AGENT
LAWYERS' TITLE INS. CORP.
COLUMBIANA, ALA.

Return to: B. Wayne Bailey
2-13 579
B. Wayne Bailey - 35243

TO

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 _____, and examined.

Judge of Probate.

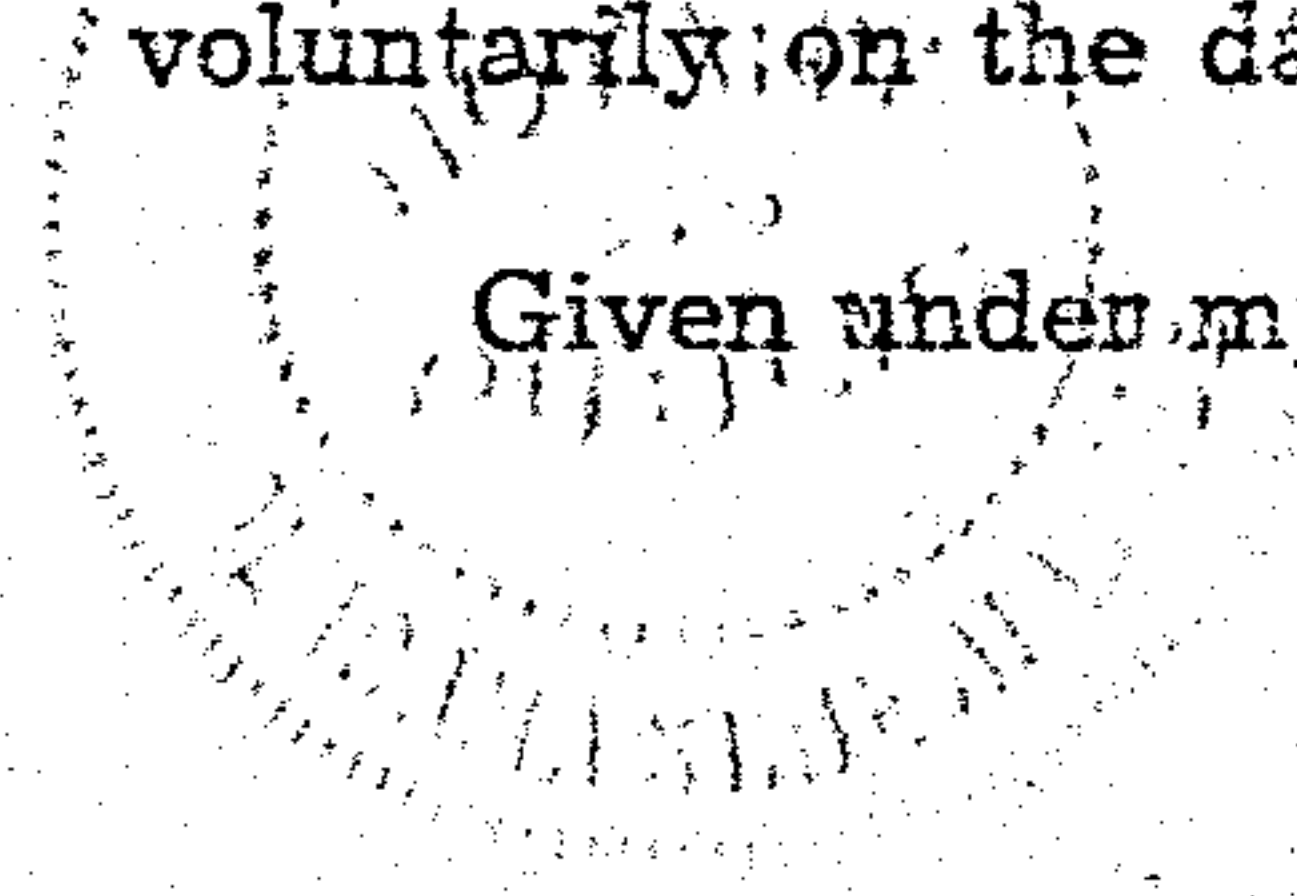
1.95

49
687
BOOK

STATE OF ALABAMA
SHELBY COUNTY

The Undersigned _____, a Notary Public in and for said County, in said State,
hereby certify that Bruce (N) Bailey and wife Beulah Inez Bailey
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 18th day of July 1974 19



W. G. Baggett As Notary Public
My Commission Expires October 27, 1975

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
1974 OCT -2 PM 2:33
U.C.C. FILE NUMBER OR
REC. BK. & PAGE AS SHOWN ABOVE
Cora M. Brantley
JUDGE OF PROBATE