

State of Alabama

SHELBY

County

Know All Men By These Presents,

That in consideration of One Dollar and other valuable considerations

DOLLARS

to the undersigned grantor J. A. Dawson and wife, Emily Dawson

in hand paid by W. H. Kelly and wife, Ruby D. Kelly

the receipt whereof is acknowledged by the said J. A. Dawson and wife, Emily Dawson

do hereby grant, bargain, sell and convey unto the said W. H. Kelly and wife, Ruby D. Kelly

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

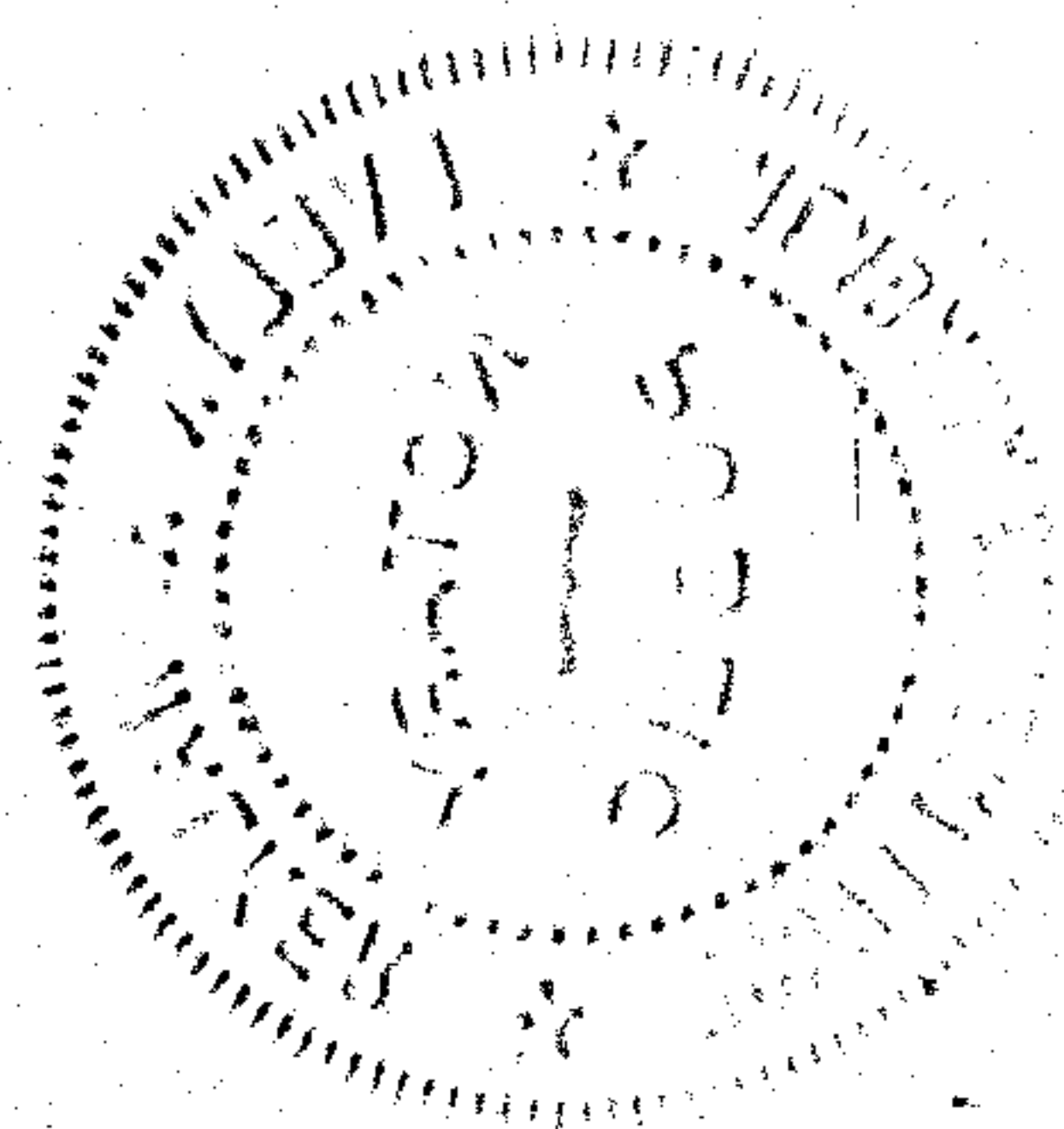
Shelby County, Alabama, to-wit:

Beginning at the Northeast Corner of SE $\frac{1}{4}$ of NW $\frac{1}{4}$, Sec. 11, Township 18, Range 1 East run South 210 feet to starting point, run West 353 feet; thence South 1110 feet; thence East 353 feet; thence North 1110 feet to the starting point, being a part of the SE $\frac{1}{4}$ of NW $\frac{1}{4}$, Sec. 11, TP. 18, Range 1 East, Shelby County, Alabama

BOOK 300 PAGE 475



19760819C00079420 1/2 \$.00
Shelby Cnty Judge of Probate, AL
08/19/1976 12:00:00 AM FILED/CERT



TO HAVE AND TO HOLD Unto the said W. H. Kelly and wife, Ruby D. Kelly

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 24th day of November 1973

WITNESSES:

Emely H. Walker
(Witness to both signatures)

J. A. Dawson (Seal.)

Emily Dawson (Seal.)

(Seal.)

(Seal.)

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.

J. A. Dawson & Emily Dawson

Rt. 1, Sterrett, Ala.

TO

W. H. Kelly & Ruby D. Kelly

State of

Shelby COUNTY

I, Evelyn H. Walker, a Notary Public in and for said County, in said State, hereby certify that J. A. Dawson whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day that, being informed of the contents of the conveyance, has executed the same voluntarily, on the day the same bears date.

Given under my hand and official seal this 24th day of November 19 73 .
Evelyn H. Walker As Notary Public

State of

Shelby COUNTY

I, Evelyn H. Walker, a Notary Public in and for said County, in said State, do hereby certify that on the 24th day of November, 19 73, came before me the within named Emily Dawson known to me to be the wife of the within named J. A. Dawson 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 24th day of November 19 73 .
Evelyn H. Walker As Notary Public

BOOK 300 PAGE 476

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED

10 6 AM 61 NOV 9 1976

Deed Sep 50
Conceded to Probate
JUDGE OF PROBATE



19760819000079420 2/2 \$.00
Shelby Cnty Judge of Probate, AL
08/19/1976 12:00:00 AM FILED/CERT

W. H. Kelly
Rt. 1 Box 38
Sterrett, Ala.