SIM

MM 207-A-WARRANTY DELD, JOHNT BEAKTELS WITH SURVIVORSHIP

State of Alahama

SHELBY County

Know All Men By These Presents,

That in consideration of Ten and no/100 dollars (\$10.00)

DOLLARS

to the undersigned grantor A. C. Bronaugh

in hand paid by J. E. Jackson, Jr. and his wife, Jo Ann B. Jackson

the receipt whereof is acknowledged I the said A. C. Bronaugh

do grant, bargain, sell and convey unto the said J. E. Jackson, Jr. and wife, Jo Ann B. Jackson

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

SHELBY County, Alabama, to-wit: A parcel of land situated in the S.W. corner of the N.E. of the S.E. of Sec. 36, 1. 18 S., R I E. of the Huntsville Principle Meridian and run Easterly along the south line of said 1/2 section 1285.71 ft.; thence turn 90 deg. 27 min. to the left and run Northerly 630.31 ft. to the point of beginning; thence continue Northerly along last described course 688.0 ft.; thence turn 89 deg. 38 min. to the left and run Westerly 1318.18 ft. to the Easterly Right of Way line of Shelby County Highway #55; thence turn 38 deg. 38 min. 30 sec. to the left and run Southwesterly along said R/W line 162.51 ft. to a concrete R/W monument and the point of beginning of a curve to the left having a central angle of 41 deg. 4 min. and a radius of 676.78 ft.; thence run southwesterly along the arc of said curve 485.05 ft. to the end of said curve; thence run Southwesterly along the extended tangent to said curve 180.63 ft.; thence turn left 98 deg. 49 min. 30 sec. and run Easterly 802.12 ft.; thence turn left 91 deg. 26 min. and run Northerly 20 ft.; thence turn right 90 deg. 00 順 min. and run Easterly 923.20 ft. to the point of beginning, according to the map of Foster A. Thrift. dated October 12 1970 of Foster A. Thrift, dated October 13, 1979.

The purpose of this conveyance is to release said above described property from the lien of that certain mortgage given by J. E. Jackson, Jr. and his wife, Jo Ann B. Jackson to A. C. Bronaugh dated July 24, 1972 and recorded in Book 324, at Page 613 in the Office of the Judge of Probate of Shelby County, Alabama and to vest feet simple title in the above named grantees.

B. Jackson Jr. and his wife, Jo Ann

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;

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,	have hereunto set	hand and seal,
this 3 day of A	SES:	all Bronauf (Seal.)
FredMelton	Strothen	(Seal.)
		(Seal.)
RE13	Box 113-6	(Seal.)

Judge of Probate.	at page , and examined.	at o'clockM, and was duly re-	illed in this office for record on the day of 19.	I hereby certify that the within deed was	Office of the Judge of Probate	County.	STATE OF ALABAMA,	JOINT GRANTEES WITH SURVIVORSHIP	WARRANTY DEED		Jo Ann B. Jackson	J.E. Jackson, Jr. and his wife,	70	P.4. P.4. P.4. P.4. P.4. P.4. P.4. P.4.	A. C. Bronaugh	FORM 307-A
State of S	HELBY	co	UNTY									· . •				
I, ## hereby certify whose name before me on voluntarily on Given une	this day	that, b	eing info	ormed	of th	ie coi	ntents	of th	e conv	/eya:	1C e ,	ָּ וֹת	e 🏋 🕏	XQCIITE	d the	
State of	 		}		· · · · · · · · · · · · · · · · · · ·			· · · · · · · · · · · · · · · · · · ·				· · · · · · · · · · · · · · · · · · ·		() \ \ \ \		
I, do hereby car the within no to be the wife separate and she signed th the husband.	amed e of the v apart fro e same of	on the	named	ay of l touch will an	ning l d acc	hor si	ionatu	re to	the w	vithii	n co	, 19 nveys	who	, came ko o, bein cknow	nown g exi ledge	State, ore me to me amined that part of
Given ur		hand an	ıd officia	l seal	this t	the	ď	ay of				-		19		
			₹. ,	•	•		****	*******	(**** *****		•••••		• · · • • • • • • • • • • • • • • • • •	As No	otary	Public

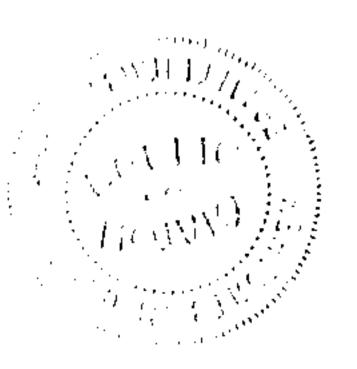
STATE DEALA. SHELBY CO.

I CERTIFY THIS
INSTRUMENT WAS FILED

1984 AUG -6 AH 8: 13

JUDGE OF FRICEATE

Red 5.00 Jud 1.00 6.00



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BOOK

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