Averyt to Christian

The State of Alabama } Know ye all men by these
Shelby County } Presents:- That Alexander A Averyt and his wife Mary A. Averyt for and in consideration of Nine and 75/100 Dollars, to us paid in hand by J. P. Christian, the receipt whereof is hereby acknowledged, do grant, bargain, sell and convey unto the said J. P. Christian the following described property, to-wit:- South East quarter of South west quarter of Section (31) Thirty-one, Township (21) Twenty one, Range (1) one East, being Forty acres More or less, with all the tenements and appurtenances thereunto belonging or in anywise appertaining, situated, lying and being in the County of Shelby and State of Alabama. To have and to hold the same unto the said J. P. Christian his heirs and assigns forever. And we do for ourselves and heirs, executors and administrators, covenant with the said J. P. Christian, his heirs and assigns, that we are lawfully seized in fee simple of said premises; that they are free from all incumbrances, and that we have a good right to sell and convey the said property; that we will, and our heirs, executors and administrators shall warrant and defend the same to said J. P. Christian his heirs, executors and assigns forever, against the lawful claims of all persons whatsoever. Given under our hands and seals this 20th day of April 1898.- Attest--

W. E. Seale. J. P. Alexander A Averyt (L S)
Mary A Averyt (L S)

The State of Alabama }
Shelby County } I, W. E. Seale, Justice Peace in and for said County, hereby certify that, Alexander A Averyt whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me this day, that being informed of the contents of this conveyance he executed the same voluntarily on the day the same bears date. Given under my hand, this 20th day of April 1898. W. E. Seale. J. P.

The State of Alabama } I - W. E. Seale a Justice of
Shelby County } the Peace in and for said
County, hereby certify that on the 20th day of April
1898 came before me the within named Mary A. Avery
known to me to be the wife of the within named
Alexander A Avery, who being examined separate
and apart from the husband touching her signature
to the within deed acknowledged that she signed the
same of her own free will and accord, and without fear,
constraint or threats on the part of the husband.
In witness whereof, I have hereunto set my hand this
20th day of April 1898.

W. E. Seale J. P.

Filed for record Nov 9th 1898 & recorded

A. P. Longstone
Judge of Probate