WARRANTY DEED.

THE STATE OF ALABAMA, Shelby County. } KNOW ALL MEN BY THESE PRESENTS,

That for and in consideration of Eighteen hundred & no/100 DOLLARS, to the undersigned Grantor James D. Abercrombie and Margaret A. Abercrombie in hand paid by James H. Mason the receipt whereof is hereby acknowledged, by ~~them~~ the said James D. Abercrombie & Margaret Abercrombie his wife do Grant, Bargain, Sell and Convey unto the said James H. Mason the following described Real Estate, to-wit:

One lot or parcel of land in the town of Columbiana situated on the South side of Calley Street, bounded on the North by East Calley Street, on the West by lots owned by Grace Walker and Philip Erlick, on the South by Milner Street, and on the East by a lot formerly owned by J. H. Abercrombie and which is now owned by Day & Chapman. Said boundaries being more particularly described as follows: Commencing at the North East Corner of lot formerly owned by Grace Walker and which is now owned by Philip Erlick, a point on the South side of East Calley Street and running along and with the East side of said Philip Erlick and Grace Walker lots to a point on Milner Street a distance of four hundred feet, more or less, to the South East Corner of said Grace Walker lot; thence East along the North side of said Milner Street to a point one half the distance between the South East Corner of said Grace Walker lot and the South West Corner of the lot formerly owned by Henry Chapman and is now owned by Mrs John D. Pitts a distance of seventy feet more or less; thence North and at a straight line along the Western boundary of a lot formerly owned by John H. Abercrombie and is now owned by Henry Chapman a distance of four hundred feet more or less to the South side of Calley Street, the point of beginning, containing one acre, more or less. Said property is conveyed subject to a mortgage executed by the grantors herein to Mrs. Ida Pitts, dated Jan. 23, 1911, and recorded in Mortgage Record Vol. 45 page 229, in the Probate Office of Shelby County, Alabama, which said mortgage the grantee herein assumes and agrees to pay as a part of the purchase price of said property.

situated in ..... County, Alabama.

TO HAVE AND TO HOLD to the said James H. Mason his heirs and assigns, forever. And we do for ourselves and our heirs, executors and administrators covenant with said James H. Mason, his heirs and assigns, that we are lawfully seized in fee simple of said premises; that they are free from all encumbrances, and 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 James H. Mason, his heirs, executors and assigns, forever, against the lawful claims of all persons.

IN WITNESS WHEREOF we have hereunto set our hand & and seal, this 23rd day of Jany 1911 ~~191~~

WITNESSES:

A. P. Lanyshaw

James D. Abercrombie (L. S.)

Margaret A. Abercrombie (L. S.)

(L. S.)

(L. S.)

THE STATE OF ALABAMA, Shelby County. } I, A. P. Lanyshaw Judge of Probate in and for said County and State hereby certify that James D. Abercrombie & Margaret A. Abercrombie 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, this 23 day of Jan 1911.

A. P. Lanyshaw
Judge of Probate

THE STATE OF ALABAMA, Shelby County. } I, A. P. Lanyshaw Judge of Probate in and for said County and State, do hereby certify that on the — day of Jan 1911, came before me the within named Margaret A. Abercrombie known to me to be the wife of the within named James D. Abercrombie 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.

IN WITNESS WHEREOF, I hereunto set my hand, this 23rd day of Jan 1911.

A. P. Lanyshaw
Judge of Probate

THE STATE OF ALABAMA, ... County. } I, ... in and for said County and State, hereby certify that ..... a subscribing witness to the foregoing conveyance, known to me, appeared before me this day, and, being sworn, stated that ..... the Grantor ....., voluntarily executed the same in his presence and in the presence of the other subscribing witness, on the day the same bears date; that he attested the same in the presence of the Grantor ..... and of the other witness, and that such other witness subscribed his name as a witness in his presence.

Given under my hand, this ..... day of ..... 191.....

I HEREBY CERTIFY That the within Deed was received in this office for record Mch 8 1911, at 3 o'clock P. M., and recorded in Deed Record, Vol. 45 page 229. Mch 8th 1911, and examined.

A. P. Lanyshaw
Judge of Probate.

Record Fee, $.....