WARRANTY DEED.

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

That for and in consideration of One Thousand 1000/00 no/100 DOLLARS, to the undersigned Grantor T. A. Eubanks & wife Minnie Eubanks in hand paid by Max Perkins the receipt whereof is hereby acknowledged, we the said T. A. Eubanks and wife Minnie Eubanks do Grant, Bargain, Sell and Convey unto the said Max Perkins the following described Real Estate, to-wit:

That part of the N. E 1/4 of the S. E 1/4 west of the Spring branch commonly known as little branch empties into it near Jas. H. Walton's and that part south of a line running East from this point to the North and South line of the N. E 1/4 of S. E 1/4 and all of S 1/2 of S. E 1/4 except 3½ acres owned by Jas. H. Walford situated in S E 1/4 of S. E 1/4 also S 1/2 of S W 1/4, all in Section 31. Tp. 19, R. 1 East, Containing 15½ acres more or less.

situated in Shelby County, Alabama. Max Perkins

TO HAVE AND TO HOLD to the said his heirs and assigns, forever. And we do for ourselves & our heirs, executors and administrators covenant with said Max Perkins 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 Max Perkins heirs, executors and assigns, forever, against the lawful claims of all persons.

IN WITNESS WHEREOF we have hereunto set our hand and seal, this 31st day of Aug 1911.

WITNESSES:

Jno. H. Adams

T. A. Eubanks (L. S.)
his mark (L. S.)

Minnie Eubanks (L. S.)

(L. S.)

THE STATE OF ALABAMA, Shelby County. } I, L. C. Moore a Justice of the Peace in and for said County and State, hereby certify that T. A. Eubanks 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, he executed the same voluntarily on the day the same bears date.

Given under my hand, this 31st day of Aug 1911.

L. C. Moore J. P.

THE STATE OF ALABAMA, Shelby County. } I, L. C. Moore a Justice of the Peace in and for said County and State, do hereby certify that on the 31st day of Aug 1911, came before me the within named Minnie Eubanks known to me to be the wife of the within named T. A. Eubanks 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 31st day of August 1911.

THE STATE OF ALABAMA, Shelby County. } I, L. C. Moore a Justice of the Peace in and for said County and State, hereby certify that John H. Adams a subscribing witness to the foregoing conveyance, known to me, appeared before me this day, and, being sworn, stated that T. A. Eubanks 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 31st day of Aug 1911.

L. C. Moore J. P.

I HEREBY CERTIFY That the within Deed was received in this office for record Dec. 23 1911, at 3 o'clock P. M., and recorded in Deed Record, Vol. 45 page 513 - Dec 23 1911, and examined.

A P Longshore
Judge of Probate.

Record Fee, $