WARRANTY DEED.

THE STATE OF ALABAMA, Jefferson County.

KNOW ALL MEN BY THESE PRESENTS:

That for and in consideration of ($500.00) Five hundred and other valuable consideration DOLLARS, to the undersigned Grantor, F. Hutchins in hand paid by S. W. Byars, the receipt whereof is hereby acknowledged, we the said F. Hutchins and wife Jennie B. Hutchins do Grant, Bargain, Sell and Convey unto the said S. W. Byars, the following described Real Estate, to-wit:

The entire N.E. 1/4 of Sec. 23, T. 17, Range 1 East - S.R. containing eighty acres more or less.

This deed is made subject to a first mortgage for ($1500.00) fifteen hundred Dollars due $200.00 per year. interest at 8%.

situated in Shelby County, Alabama.

TO HAVE AND TO HOLD to the said S. W. Byars, his heirs and assigns, forever. And we do for ourselves and for our heirs, executors and administrators, covenant with said S. W. Byars, 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 S. W. Byars 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 22nd day of Sept. 1913

WITNESSES:

W. J. Ryan

F. Hutchins (L. S.)

Mrs. Jennie B. Hutchins (L. S.)

(L. S.)

(L. S.)

(L. S.)

THE STATE OF ALABAMA, Jefferson County. I, W. J. Ryan a Notary Public in and for said County and State, hereby certify that F. Hutchins and wife J. Hutchins whose named 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 22nd day of Sept. A.D. 1913.

W. J. Ryan
Notary Public

THE STATE OF ALABAMA, Jefferson County. I, W. J. Ryan a Notary Public in and for said County and State, do hereby certify that on the 22nd day of September, 1913, came before me the within named Jennie B. Hutchins known to me to be the wife of the within named F. Hutchins 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 22nd day of Sept. A.D. 1913

W. J. Ryan
Notary Public

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 Nov. 22 1913, at ..... o'clock ..... M., and recorded in Deed Record, Vol. 03, page 277, 191....., and examined.

Record Fee, $.....

A. V. Lingefelt
Judge of Probate.