

WARRANTY DEED.

THE STATE OF ALABAMA,

County,

KNOW ALL MEN BY THESE PRESENTS:

That for and in consideration of J. J. Falkner, twenty-two Hundred and fifty - DOLLARS,

to the undersigned Grantor

in hand paid by

the receipt whereof is hereby acknowledged,

do Grant, Bargain, Sell and Convey unto the said

J. H. Vail

the following described Real Estate, to-wit:

Comprising One Acre and 27 Links square of the Northwest corner
 of the Southeast Quarter of the Northeast Division of Sec. 23, Town
 ship 18 Range 1 East, State of Alabama, North 2° 30' West, 29 Chains and
 27 Links to a Stake on the Montrealo River 80 and more distance
 West 10' 30' South along the said Montrealo road to the Creek
 continuing West over a ridge from the bridge old Mill Creek or page 11
 of 18 chains and 72 links to a rock on said ridge from whence
 South 1° East 17 chains and 37 links to second branch from whence
 East 8° North 5 chains and 65-links to a creek river thence South 70° East 10 chains
 and 75-links to water gap. An iron stake on bank of Creek is 6 feet West of said
 water gap, from thence East 17° North along old fence row 6 chains and 42 links to
 a ditch line and point of beginning, and containing 27 5/8 acres more or less
 being a portion of the Northwest division of the Southeast Quarter, and the Southeast
 Quarter of the Northeast Quarter, and a fraction in the Northeast corner of the
 Southeast Quarter of the Southeast Quarter all in Section 23, Township 18 East, Range
 1 East, in Shelby County, Alabama, and also the Northeast Quarter of the Northwest Quarter,
 Quarter, the first half of the Southeast Quarter of the Southwest Quarter, and the
 situated in Shelby County, Alabama.

TO HAVE AND TO HOLD to the said

heirs and assigns, forever: And we do for ourselves and for our heirs, executors and

administrators, covenant with said

J. H. Vail, 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 J. H. Vail, his

heirs, executors and assigns, forever, against the lawful claims of all persons.

IN WITNESS WHEREOF we have hereunto set our hands and seals, this 4th day of September 1913.

WITNESSES:

B. J. Goodwin

U. S. REVENUE STAMPS
for \$2 and 50cts.
Attached to this instrument

J. J. Falkner (L. S.)

(L. S.)

Nancy Falkner (L. S.)

(L. S.)

THE STATE OF ALABAMA,

County,

in and for said County and State, hereby certify that

his wifewhose name is J. J. Falkner and Nancy J. Falkner 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

day of September 4th 1913. B. J. Goodwin Notary Public.

THE STATE OF ALABAMA,

County,

in and for said County and State, do hereby certify that on the

Nancy J. Falkner known to me to be the wife of the within named

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

day of September 4th 1913. B. J. Goodwin Notary Public.

THE STATE OF ALABAMA,

County,

hereby certify that

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 September 4th 1913. B. J. Goodwin Notary Public.

I HEREBY CERTIFY That the within Deed was received in this office for record, Sept 6th 1913 at 8 o'clock a.m.,
 and recorded in Deed Record, Vol. 56, page 533, and examined.

Record Fee, \$.

Judge of Probate.