WARRANTY DEED.

THE STATE OF ALABAMA, Shelby COUNTY.

Know all Men by these Presents, That for and in consideration of One Hundred Dollars, to the undersigned Grantor Pearl Flowers and C. L. Flowers, her husband in hand paid by D. C. Nickerson the receipt whereof is hereby acknowledged, We the said Pearl Flowers & C. L. Flowers her husband do grant, bargain, sell and convey unto the said D. C. Nickerson, a One-Third undivided interest in and to the following described Real Estate, to wit:

The North-East Quarter of the North East Quarter (NE¼ of NE¼) of Section Fifteen (15) Township Twenty One (21) Range Three (3) West, except Nine (9) acres more or less heretofore conveyed to Jasper Gordon by Abram Nash which is more fully and clearly described as follows, to-wit: Commencing at the South East Corner of the above described land, thence running due West to the top of the hill, thence North with said hill to a point where the said line intersects a ditch, thence East along said ditch to the road and line of the above described land, thence South to the point of beginning. Also the North-West Quarter of the North East Quarter (NW¼ of NE¼) of Section Fifteen (15) Township Twenty One (21) Range Three (3) West, all of said land lying and being in Shelby County, Alabama and containing forty (40) acres.

situated in Shelby County, Alabama.

To Have and to Hold to the said D. C. Nickerson his heirs and assigns, forever. And We do for ourselves and our heirs, executors and administrators, covenant with said D. C. Nickerson, 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 D. C. Nickerson, 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 19th day of April, 1916.

WITNESSES: F. P. Lamphere

Pearl Flowers (L. S.)
C. L. Flowers (L. S.)

THE STATE OF ALABAMA, Oklahoma County.

I, A. E. Richey, a Notary Public in and for said County and State, hereby certify that Pearl Flowers and her husband C. L. Flowers whose name & 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 19th day of April, 1916.

Seal

A. E. Richey Notary Public in and for Bryan County Oklahoma

My Commission expires July 23rd 1918.

THE STATE OF ALABAMA, Oklahoma County.

I, A. E. Richey, a Notary Public in and for said County and State, do hereby certify that on the 19th day of April, 1916, came before me the within named Pearl Flowers known to me to be the wife of the within named C. L. Flowers 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 19th day of April, 1916.

Seal

A. E. Richey Notary Public in and for Bryan Co. Oklahoma

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 May 6th, 1916, at 9 o'clock a M., and recorded in Deed Record, Vol. 59, page 243 — May 6, 1916, and examined.

A. P. Lamphere
Judge of Probate.

Record Fee, $_____

*64385—M. & B. Co.