WARRANTY DEED.

THE STATE OF ALABAMA, Shelby COUNTY.

Know all Men by these Presents, That for and in consideration of Two Thousand Two hundred Fifty & 00/100 Dollars, to the undersigned Grantor W. C. Champlin in hand paid by J. B. McGennis the receipt whereof is hereby acknowledged, we the said W. C. Champlin and his wife Hazel Champlin, have granted bargained and sold and do grant, bargain, sell and convey unto the said J. B. McGennis the following described ~~Real Estate, to wit:~~ in of montevallo, in said Shelby County, Alabama, to wit

Lot number eight (8), in Block number fifty-one (51), according to a survey and map of Reynolds Addition to the Town of Montevallo, as made by S. J. Perry, C. E., and recorded in the Probate office of said Shelby County Ala., said lot fronting 75 feet on Middle Street, and running back therefrom 150 feet, and being the lot known as and called, "The Champlin lot."

situated in Shelby County, Alabama.

To Have and to Hold ~~to the said~~ the aforegranted premises, together with all and singular the rights, privileges, tenements and hereditaments thereunto belonging or in any wise appertaining, unto the said J. B. McGennis his executors heirs & assigns forever, and we do hereby covenant with said J. B. McGennis, his heirs and assigns, that we lawfully seized in fee simple of aforegranted premises; ~~that they are free from all encumbrances, and~~ that we have a good right to sell and convey the same as ~~aforesaid;~~ we do, hereby, and that we will and our heirs, executors ~~and administrators~~ shall warrant and defend the title to the same to the said J. B. McGennis, ~~heirs, executors and assigns, forever~~, against the lawful claims ~~of all persons~~ or demands of any & all persons, whomsoever, either at law or in equity

In Witness Whereof We ~~have~~ hereunto set our hand & and seal &, this 19th day of July, 1918

WITNESSES:

W. C. Champlin (L. S.)

Hazel Champlin (L. S.)

(L. S.)

(L. S.)

(L. S.)

(L. S.)

THE STATE OF ALABAMA, Shelby County.

I, Wm Lyman, a notary Public in and for said County and State, hereby certify that W. C. Champlin and Hazel Champlin 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 19th day of July, 1918

Wm Lyman
Notary Public

THE STATE OF ALABAMA, Shelby County.

I, Wm Lyman a Notary Public in and for said County and State, do hereby certify that on the 19th day of July, 1918, came before me the within named Hazel Champlin known to me to be the wife of the within named W. C. Champlin 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 July, 1918

Wm Lyman
Notary

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

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 Sept 26, 1918, at o'clock M. and recorded in Deed Record, Vol. 62, page 62, Sept 26, 1918, and examined.

Record Fee, $ 75

G. W. Heaton
Judge of Probate.

*77650—M. & B. Co.