

Quit Claim and release

State of Alabama
Shelby County

THIS INDENTURE, made this the 17th day of November, 1938, between W T Fancher and wife Vera Fancher, party of the first part, and R.J. Bruner, party of the second part WITNESSETH:

That Whereas, the party of the first part and the party of the second part entered into a contract of sale of the hereinafter described property, on the 9th day of March, 1938, and, Whereas, the party of the first part is unable to pay the rent and consideration under the terms and conditions of said contract,

Now therefore, in consideration of the premises and the further consideration of the sum of One Dollar, in hand paid to the party of the first part by the party of the second part, the receipt whereof is hereby acknowledged, we do remise, release, quitclaim and convey unto the said R.J. Bruner, all our right, title, interest and claim in and to the following real estate situated in the County of Shelby, State of Alabama, to-wit:

The Northeast quarter of Southwest quarter West Half of Southeast quarter and the South half the southwest quarter of Southwest quarter of Southwest quarter of Section 24, Township 18, Range 1 East, in Shelby County, Alabama, less 3 acres in the Southeast corner of the Northeast quarter of the southwest quarter sold to Duncan, and also, less 6 acres (a strip of 210 feet wide) across the North end of the Northeast quarter of the Southwest quarter sold to Mulatte, and containing in all 71 acres, more or less.

TO HAVE AND TO HOLD the same unto the said R. J. Bruner, and unto his heirs and assigns. Witness our hands and seals this the 17th day of November, 1938.

W. T. Fancher (SEAL)

Vera Fancher (SEAL)

State of Alabama
Shelby County

I, C C Goodwin, a Notary Public in and for said State and County, hereby certify that W T Fancher, and wife, Vera Fancher, 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 this conveyance they executed the same voluntarily on the day the same bears date.

Given under my hand this the 17th day of November, 1938

C C Goodwin, Notary Public

State of Alabama
Shelby County

I, C C Goodwin, a Notary Public in and for said State and County hereby certify that on the 17th day of December, 1938, came before me the within named Vera Fancher, known to me to be the wife of the within named W T Fancher, who, being examined separate and apart from her 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 the 17th day of November, 1938

C C Goodwin, Notary Public

Filed for record in this office December 19th 1938 at 10 AM and recorded in deed record 105, page 408 and examined. L. C. Walker, Judge of Probate.