

## WARRANTY DEED

STATE OF ALABAMA )

SHELBY COUNTY....)

KNOW ALL MEN BY THESE PRESENTS? That in consideration of One Hundred twenty Five Dollars (\$125.00) to the undersigned grantor, Mary Emma Hyde, a widow, in hand paid by Mrs. Minnie M. Folds, the receipt whereof is hereby acknowledged; I, the said Mary Emma Hyde, a widow, do grant, bargain, sell and convey unto the said Mrs. Minnie M. Folds the following described real estate, to-wit:

A part of the Southwest Quarter of the Northwest Quarter of Section 30, Township 18 South, Range 2 East, described as follows:

Begin at the Southwest corner of said Southwest Quarter of the Northwest Quarter of said section, and run east along the south line thereof about 800 feet, more or less, to the west edge of the Columbiana Road, (formerly called Pumpkin Swamp Road); thence in a northwardly direction along the west side of said Columbiana Road 226 feet to the point of beginning of the property herein conveyed, thence west parallel with the south line of said forty-acre tract 297 feet, thence north  $346\frac{1}{2}$  feet, thence eastwardly  $445\frac{1}{2}$  feet to the west edge of said Columbiana Road, thence southwardly along the west side of said Columbiana Road 297 feet to the point of beginning; containing  $2\frac{3}{4}$  acres, more or less, and situated in Shelby County, Alabama.

The property herein conveyed is the same property conveyed to the grantor's husband W. T. Hyde, by warranty deed executed by Jefferson B. Falkner and wife, Pearl L. Falkner dated October 14, 1905 and recorded in Deed Book 43, Page 203, Record of Deeds, in the Office of the Judge of Probate of Shelby County, Alabama. The grantor herein is the widow of the said W. T. Hyde, deceased; and all of the other heirs at law of the said W. T. Hyde, deceased, have conveyed to the grantor herein all their right, title, claim and interest in and to the property herein described.

TO HAVE AND TO HOLD, to the said Mrs. Minnie M. Folds, her heirs and assigns forever.

And I do, for myself and for my heirs, executors and administrators, covenant with the said Mrs. Minnie M. Folds, her heirs and assigns, that I am lawfully seized in fee simple of said premises; that they are free from all endumbrances; that I have a good right to sell and convey the same as aforesaid; that I will, and my heirs, executors and administrators, shall, warrant and defend the same to the said Mrs. Minnie M. Folds her heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set my hand and seal, this 9 day of February, 1939.

STATE OF ALABAMA  
SHELBY COUNTY

Mary Emma Hyde

(D.S)

STATE OF TEXAS)

HARDIN COUNTY )

I hereby certify that  
\$ 50 Privilege Tax  
has been paid on the within  
instrument as required by

Im Mrs. F. S. Payne, a Notary Public in and for said County, in said State, hereby verify that Mary Emma Hyde, a widow, whose name is signed to the foregoing conveyance and who is known to me, acknowledged before me on this day, that being informed of the contents of the conveyance, she executed the same voluntarily on the day the same bear date.

Given under my hand and official seal, this the 9th day of February, A. D. 1939.

Mrs. F. S. Payne, Notary Public.

(Seal)

Filed for record in this office the 18th day of February, 1939 at 11 AM and recorded in Deed Record #105 on page 586 and examined.

L. C. Walker, Judge of Probate