

WARRANTY DEED

604

THE STATE OF ALABAMA |

SHELBY COUNTY |

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of One hundred and no/100 Dollars to the undersigned grantor W. C. Butler and wife Clara Butler in hand paid by George Walker and wife Sarah Walker the receipt whereof is acknowledged we the said W. C. Butler and wife Clara Butler do grant, bargain, sell and convey unto the said George Walker and wife Sarah Walker the following described real estate, to-wit:

Two acres of land situated in the Southwest quarter of the Southwest quarter of Section 24, Township 20, Range 3 West, described as follows: Begin at the Southwest corner of the Bob Coker lot, situated in said SW $\frac{1}{4}$ of SW $\frac{1}{4}$ of said section 24, and on the East side of the Birmingham, and Montgomery Highway, run thence North 88 degs. and 30 min. East a distance of 420 feet to a point, run thence south 19 degs. and 30 min. East a distance of 210 feet, run thence South 88 degs. and 30 min. West a distance of 420 feet to the eastern margin of the right of way of the Birmingham and Montgomery Highway, run thence North 19 degs and 30 min. West 210 feet along the eastern margin of said right of way of said highway a distance of 210 feet to the point of beginning, containing two acres in the Southwest quarter of the Southwest quarter of Section 24, Township 20, Range 3 West, and in Shelby County, Alabama. The above described tract of land is no part of homestead of either of the above named grantors. Situated in Shelby County, Alabama.

TO HAVE AND TO HOLD, TO THE SAID George Walker and wife Sarah Walker heirs and assigns forever.

And we do, for ourselves and for our heirs, executors and administrators covenant with the said George Walker and wife Sarah Walker 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 George Walker and wife Sarah Walker heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, we have hereunto set our hands and seals, this 22nd day of December, 1939.

Witnesses: Tom Lee

W. C. Butler (SEAL)

Clara Butler (SEAL)

THE STATE OF ALABAMA |

SHELBY COUNTY |

I, Jno P. Lee, a Justice of the Peace in and for said County, in said State, hereby certify that W. C. Butler and wife Clara Butler 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 and seal, this 22nd day of December A. D. 1939.

Jno. P. Lee, J. P.

THE STATE OF ALABAMA |

SHELBY COUNTY |

I, Jno. P. Lee a Justice of the Peace in and for said County, in said State, do hereby certify that on the 22 day of December, 1939, came before me the within named Clara Butler known to me (or made known to me), to be the wife of the within named W. C. Butler 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, without fear, constraint or threats on the part of the husband.

STATE OF ALABAMA
SHELBY COUNTY

In witness whereof, I hereunto set my hand, this 22 day of December A. D. 1939.

Jno. P. Lee, J. P.

I hereby certify that \$ 50.00 Private Tax in this office January 10, 1940 at 11 am and recorded in Deed Record 107 on page 425 and examined. has been paid on the within instrument as required by law.

L. C. WALKER,
JUDGE OF PROBATE

L. C. Walker, Judge of Probate