

The State of Alabama
Shelby County

KNOW ALL MEN BY THESE PRESENTS: That in consideration of Two hundred and no/100 dollars and the execution of a purchase money mortgage in the sum of Seven hundred and no/100 dollars, to the undersigned grantor A. D. Peck in hand paid by A. Laverne Todhunter, the receipt whereof is acknowledged I the said A. D. Peck, unmarried, do grant, bargain, sell and convey unto the said A. Laverne Todhunter the following described real estate, to-wit:

The SW $\frac{1}{4}$; all of that part of the NW $\frac{1}{4}$ of the NW $\frac{1}{4}$ lying South of the Line between Jefferson County and Shelby County; the S $\frac{1}{2}$ of the NW $\frac{1}{4}$ except that portion of the SW $\frac{1}{4}$ of the NW $\frac{1}{4}$ lying in Jefferson County Alabama, and except 5 acres in the Northeast corner of the SE $\frac{1}{4}$ of the NW $\frac{1}{4}$, said 5 acres being described as follows: Begin at the Northeast corner of said 40 acre tract; run thence west along the north line thereof 479 feet; thence south and parallel with the East line thereof 455 feet; thence East and parallel with the North line thereof 479 feet to the East line; thence North along the East line thereof 455 feet to the point of beginning being in Section 13, Township 18, Range 1 West, Shelby County Alabama.

Mineral and mining rights as heretofore conveyed, or reserved in conveyances, by deeds of record in the office of the Judge of Probate of Shelby County, Alabama, are excepted from this conveyance. situated in Shelby County Alabama

TO HAVE AND TO HOLD to the said A. Laverne Todhunter, his heirs and assigns forever. And I do for myself and for my heirs, executors and administrators covenant with the said A. Laverne Todhunter, his heirs and assigns, that I am lawfully seized in fee simple of said premises; that they are free from all encumbrances; 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 A. Laverne Todhunter, his heirs and assigns forever, against the lawful claims of all persons.

In witness whereof I have hereunto set my hand and seal, this 26th day of September, 1940

Witnesses: Herbert J Ward

A. D. Peck

(SEAL)

The State of Alabama,
Jefferson County

I, E. W. Liles, a Notary Public in and for said County in said State do hereby certify that A. D. Peck/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 this conveyance he executed the same voluntarily on the day the same bears date.

Given under my hand and seal, this 26th day of September, A. D. 1940

E. W. Liles, Notary Public

Filed for record in this office October 7th 1940 at 10 AM and recorded in deed record 109, page 278 and examined L C Walker, Judge of Probate

STATE OF ALABAMA
SHELBY COUNTY

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

L. C. WALKER,
JUDGE OF PROBATE