

417  
#1.00 Fed Stamp Cancelled

WARRANTY DEED

#259

THE STATE OF ALABAMA )  
SHELBY COUNTY.....)

KNOW ALL MEN BY THESE PRESENTS, That in consideration of ---- ONE THOUSAND---- DOLLARS to the undersigned grantor Mrs. M. M. Wells and husband, A. R. Wells in hand paid by Neta Wells Epperson and Ernest Bailey the receipt whereof is acknowledged we the said Mrs. M. M. Wells and husband, A. R. Wells do grant, bargain, sell and convey unto the said Neta Wells Epperson for the reat of her natural life and then to her son, Ernest Bariley, in fee simple the following described real estate, to-wit:

Lots 2, 3, and 4 Block 48 in Calera, Shelby County, Alabama, according to the Map of John H. Dunston dated October 1, 1886, of the Town of Calera, Shelby County, Alabama, said map being on file in the Probate Office of Shelby County, Alabama,

situat  
situated in Shelby County, Alabama

TO HAVE AND TO HOLD, to the said Neta Wells Epperson and Ernest Bailey, their heirs and assigns forever.

AND WE DO, for ourselves and for our heirs, executors, and administrators covenant with the said Neta Wells Epperson and Ernest Bailey, their heirs and assigns, that we are lawfully seized in fee simple of said premises; that they are free from all encumbrances; 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 Neta Wells Epperson and Ernest Bailey, their heirs and assigns forever, against the lawful claims of all persons.

In Witness whereof we have hereunto set our hands and seals this day of October, 1940.

her  
Mrs. M. M. X. Wells (Seal)  
mark

Witnesses as to Mrs. M. M. Wells

A. R. Wells (Seal)

L. F. Broadhead  
M. D. Taylor

The State of Alabama, )

SHELBY COUNTY..... )

I, W. A. Crim, a Justice of the Peace in and for said County, in said State, hereby certify that Mrs. M. M. Wells and husband, A. R. Wells 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 7 day of October 1940.

W. A. Crim, Justice of the peace, Shelby County, Alabama.

THE STATE OF ALABAMA )

SHELBY COUNTY..... )

I, W. A. Crim, a Justice of the Peace in and for said County, in said State, do hereby certify that on the 7 day of October, 1940, came before me the within named Mrs. M. M. Wells, known to me (or made known to me), to be the wife of the within named A. R. Wells who being examined separate and apart from the husband touching her signature to the within conveyance and acknowledged that she signed the same of her own free will and accord, without fear, constraint or threats on the part of the husband.

In witness whereof, I hereunto set my hand, this 7 day of October, A. D. 1940.

W. A. Crim, Justice of the peace  
Shelby County, Alabama.

Filed for record in this office the 1st day of November, 1940 at 5 PM and recorded in Deed Record #109 on page 417 and examined.

L. C. Walker, Judge of Probate, Shelby County, Alabama.

STATE OF ALABAMA  
SHELBY COUNTY  
I hereby certify that  
\$1.00 Privilege Tax  
has been paid on the within  
instrument as required by  
law.  
L. C. WALKER,  
JUDGE OF PROBATE