483

STATE OF ALABMMA

CHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS.

That in consideration of Tifteen Hundred and no/100 (\$1500.00) Dollars, of which Three Hundred and no/100 (\$300.00) Dollars has been paid, and purchase money mortgage given to secure the balance of the purchase price in the sum of Twelve Hundred and no/100 (\$1200.00) Dollars, the said Twelve Hundred and no/100 (\$1200.00) Dollars being payable at the rate of Twenty and no/100 (\$20.00) Dollars per month, beginning one month from date -- payments to be applied first to interest on the unpaid portion of the principal amount at the rate of six per cent (6%) per annum, and the balance to beapplied to principal, to the undersigned grantor Estelle Baugh, in hand paid by Laura Adele Rivers, the receipt whereof is acknowledged, we, the said Estelle Baugh and husband, D. E. Baugh, do grant, bargain, sell and convey unto the said Laura Adele Rivers the following described real estate, situated in Shelby County, Alabama:

> Lot 2, according to J. H. Barker's survey of a part of the NE of the SE of Section 1, Township 20, Range 3 West, and a part of the NW是 of the SWA of Section 6, Township 20, Range 2 West, as recorded in the office of the Judge of Probate of Shelby, County, Alabama, in Map Book 2, and also the following described lands, as follows: Part of the SE of the NEW of Section 1, Township 20, Range 3 West, more particularly described as follows: Commence at the SE corner of said SE of NE of said Section 1, Township 20, Range 3 West; thence west along the south line of said SE of NE 478.73 feet to the point of beginning; thence in a northwesterly direction, along the southwesterly line extended of Lot 1 in J. H. Barker's survey according to the map of said survey recorded in Map Book 2, in said office of the Judge of Probate (siad line running in a northwesterly and southeasterly direction) a distance of 170 feet to what was on January 18, 1930, the center of Bishops Creek; thence in a southwesterly direction of 180 feet to a point which is 325 feet west of the point of beginning; thence east to the point of beginning, less a right of way deeded for widening the present paved state highway, with all improvements thereon, including all flowers, shrubbery, fruit trees, timber and fencing:

The property herein granted in conveyed subject to ad valorem taxes for 1940, which said taxes the grantee assumes and agrees to pay.

TO HAVE AND TO HOLD, to the said Laura Adele Rivers, her heirs and assigns forever. And I, the said Estelle Baugh, do myself and for my heirs, executors and administrators, covenant with the said Laura Adele Rivers, her heirs and assigns, that I am lawfully seized in fee simple of said premises; that they are free from all encumbrances except as herein set forth; 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 Laura Adele Rivers, her heirs and

assigns forever, against the lawful claims of all persons. day of October. IN WITNESS WHEREOF, we have hereunto set our hands and seals this 5 1940. Witnesses: (SEAL) ESTELLE BAUGH WHIT WINDHAM (SEAL) D. E. BAUGH

STATE OF ALABAMA. JEFFERSON COUNTY.

a Notary Public in and for said County, in said State I, WM. J. THORNTON hereby certify that Estelle Baugh and D. E. Baugh, 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 the conveyance they executed the same volumtarily on the day the same bears date.

Given under my hand and official seal this 5 day of October, 1940.

 WM.	J.	THORNTON	· · · · · · · · · · · · · · · · · · ·	
NOTA	75X	PUBLIC		,

STATE OF ALABAMA, JEFFERSON COUNTY.

C. MALKER,

JUDGE OF BROBATE

, a Notary Public in and for said County, in said State, WM. J. THORNTON hereby certify that on the 5 day of October, 1940, came before me the within named Estelle Baugh, known to me to be the wife of the within named D. E. Daugh, who, being examined separate and apart from the husband, touching her signature to the within conveyancce, acknowledged that she signed the same of her own STARE OF ALABAMA free will and accord, and without fear, constraints, or threats on the part of the husband.

Given index my hand and official seal, this 5 day of October, 1940.

WM. J. THORNTON

NOTARY PUBLIC

recorder in a sed record 109, page 533 and examined C Walker,

Judge of Probate SWELBY COUNTROL hos beampaid on the within Gerde a Instrument at required by Private of The