$1.65 federal stamps cancelled on this deed #273

SKINNER, MONTGOMERY

C.R.Knowles and wife, Garnett
TO
Aubin Knowles

THE STATE OF ALABAMA,
SHELBY COUNTY.

KNOW ALL MEN BY THESE PRESENTS:

THAT for and in consideration of Fifteen hundred---------- DOLLARS to the undersigned grantors C.R.Knowles and wife, Garnett Knowles in hand paid by Aubin Knowles, the receipt whereof is acknowledged we the said C.R.Knowles and Garnett Knowles, do grant, bargain, sell and convey unto the said Aubin Knowles the following described real estate, to-wit: A part of the E½ of the SW¼ of Section 23, Township 22, Range 3 west, described as follows: Begin at the northwest corner of the NE¼ of the SW¼ of said Section, Township and Range, thence south 2 degrees 40 minutes East 1464.5 feet to the right of way of the Southern Railroad, thence along the north line of said right of way south 70 degrees east 753.0 feet, thence north 2 degrees 40 minutes west 1700.0 feet, thence south 82 degrees 30 minutes west 700.0 feet to the point of beginning, containing 24.5 acres, more or less. Also a parcel of land described as follows: Begin at the southeast corner of Fraction B Section 1, Township 24, Range 12 East, and run thence north 73 degrees 30 minutes west 1235.0 feet, to the south right of way line of the Calera-Montevallo Highway, thence north 82 degrees 30 minutes east 2128 feet, along the south margin of said highway right of way, thence south 5 degrees east 548.0 feet, thence south 86 degrees 30 minutes west 1007.0 feet to the point of beginning, and containing 18.14 acres, more or less, and lying partly in the south half of Fractional B, Section 1, Tp 24, Range 12 East, and partly in the SW¼ of NW¼ of Section 6, Tp 24, Range 13 East. Also all that part of the north half of the southeast east quarter of Section 2, Tp 24, Range 12 East lying south of the present Calera-Montevallo highway, containing 2 acres, more or less, situated in Shelby County Alabama. TO HAVE AND TO HOLD, To the said Aubin Knowles, his heirs and assigns forever.

And we do, for ourselves and for our heirs, executors and administrators, covenant with the said Aubin Knowles, his 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 Aubin Knowles, his heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, we have hereunto set our hands and seals, this 16th day of November, 1940.

WITNESSES:

C.R.Knowles (Seal.)
Garnett Knowles (Seal.)
(Seal.)
(Seal.)

THE STATE OF ALABAMA, SHELBY COUNTY.

I, Sallie Hooker, a Notary Public, in and for said County, in said State, hereby certify that C R Knowles and wife, Garnett Knowles, 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 16 day of November, A. D. 1940.

Sallie Hooker, Notary Public

THE STATE OF ALABAMA, SHELBY COUNTY.

I, ... a ..... in and for said County, in said State, hereby certify that ....., a subscribing witness to the foregoing conveyance, known to me, appeared before me this day and, being duly sworn, stated that ....., the Grantor ..... voluntarily executed the same in ..... presence, and in the presence of the other subscribing witness, on the day the same bears date; that ..... attested the same in the presence of the Grantor ....., and of the other witness, and that such other witness subscribed ..... name as a witness in ..... presence.

Given under my hand, this ..... day of ..... A. D. 19.....

STATE OF ALABAMA SHELBY COUNTY I CERTIFY THIS INSTRUMENT WAS FILED ON ..... 19..... AT ..... O'CLOCK ..... M. AND RECORDED IN VOL. ..... PAGE ..... OF MORTGAGES HEREOF. L. C. WALKER, JUDGE OF PROBATE

THE STATE OF ALABAMA, SHELBY COUNTY.

I, Sallie Hooker, a Notary Public in and for said County, in said State, do hereby certify that on the 16th day of November, 1940, came before me the within named Garnett Knowles, known to me (or made known to me), to be the wife of the within named C R Knowles, who, being examined separate and apart from the husband, touching her signature to the within deed ....., 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 16th day of November, A. D. 1940.

Sallie Hooker, Notary Public

THE STATE OF ALABAMA, SHELBY COUNTY.

I, L C Walker, Judge of the Probate Court of said County, hereby certify that the foregoing conveyance was filed for registration in this office on the 16 day of May, 1941, and was recorded in Vol. 110 Record of Deeds, Pages 243 on the 16 day of May, 1941.

Recording Fee, $.....

L C Walker,
Judge of Probate.