No Federal Stamps Required on this Deed #1929

71624 MARSHALL & BRUCE CO. NASHVILLE

C. V. Bearden and wife Alpha Bearden

TO

W. L. McManus

THE STATE OF ALABAMA, SHELBY COUNTY.

KNOW ALL MEN BY THESE PRESENTS:

That for and in Consideration of Seventy Five & No/100------ DOLLARS to the undersigned grantor C. V. Bearden and wife, Alpha Bearden in hand paid by W. L. McManus the receipt whereof is acknowledged we the said C. V. Bearden and wife, Alphs Bearden do grant, bargain, sell and convey unto the said W. L. McManus, the following described real estate, to wit: Beginning at a point 72 yards west of where the Public Road crosses Bakers Spring Branch, and running west 140 yards, thence South 105 yards, thence East 140 yards, thence running North 105 yards to the Public Road the point of beginning, being a part of the North-east Quarter of the North-east Quarter, all in Section 16, Township 19, Range East, containing Three Acres more or less.

situated in Shelby County, Alabama.

To Have and to Hold, To the said W. L. McManus, his heirs and assigns forever.

And we do, for our and for our heirs, executors and administrators, covenant with the said W. L. McManus 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 W. L. McManus, heirs and assigns forever, against the lawful claims of all persons.

In Witness Whereof, we have hereunto set our hand s and seal s, this 1st day of September, 1943

Witnesses:

C. V. Bearden (Seal.)

Alpha Bearden (Seal.)

(Seal.)

(Seal.)

THE STATE OF ALABAMA, SHELBY COUNTY.

I, J. M. Leonard, Jr. a Notary Public & Ex-Off, Justice of the Peace in and for said County, in said State, hereby certify that C. V. Bearden and Alpha Bearden whose name 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, this 1st day of September, A. D. 1943

J. M. Leonard, Jr., N. P. Ex-Off, J. P.

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 and seal, this ..... day of ....., A. D. 194.....

STATE OF ALABAMA SHELBY COUNTY I hereby certify that 50/100 Dollars has been paid on the within instrument as required by law.

L. C. WALKER, JUDGE OF PROBATE

THE STATE OF ALABAMA, SHELBY COUNTY.

I, J. M. Leonard, Jr. Notary Public & Ex.-Off, a Justice of the Peace in and for said County, in said State, do hereby certify that on the 1st day of September, 1943, came before me the within named Alpha Bearden known to me (or made known to me), to be the wife of the within named C. V. Bearden 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., C. V. Bearden

In Witness Whereof, I hereunto set my hand, this 1st day of September, A. D. 1943

J. M. Leonard, Jr., N. P. & Ex.Off. J. P.

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 1st day of Sept., 1943, and was recorded in Volume 116, Record of Deeds, Page 60 on the 1st day of Sept., 1943

Recording Fee, $ 1.00

L. C. Walker, Judge of Probate.