$00.55 Federal Stamps Cancelled on this Deed

#166

71624 MARSHALL & BRUCE CO. NASHVILLE

W. B. Sanders and wife, Minnie Law Sanders

TO

Leona Sanders Wilder and husband, L. A. Wilder

THE STATE OF ALABAMA,
SHELBY COUNTY.

KNOW ALL MEN BY THESE PRESENTS:

That for and in Consideration of TWO HUNDRED SIXTEEN ($216.00) DOLLARS to the undersigned grantor s W. B. Sanders and wife, Minnie Law Sanders in hand paid by Leona Sanders Wilder and husband, L. A. Wilder the receipt whereof is acknowledged we the said W. B. Sanders and wife, Minnie Law Sanders, do grant, bargain, sell and convey unto the said Loena Sanders Wilder and husband, L. A. Wilder the following described real estate, to wit: That certainlot or parcel of land situated in the town of Vincent, Alabama, described as follows:

Commencing at the Northeast corner of Mrs. A. P. Hitchcock's lot and running thence North 116 feet to a point; running thence West 220.5 feet to a point; running thence South 116 feet to a point; running thence East 220.5 feet to the point of beginning, and containing one-half acre, more or less, and being a part of the SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER and a part of the NORTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 14, TOWNSHIP 19, RANGE 2 EAST, in Shelby County, Alabama, and being a part of that parcel of land described in that certain deed by R. B. Cater, and others to the grantors herein, dated January 18, 1928, and recorded in Deed Book 85, on page 330 in the office of the Judge of Probate of Shelby County, Alabama.

situated in Shelby County, Alabama.

To Have and to Hold, To the said Leona Sanders Wilder and husband, L. A. Wilder, their heirs and assigns forever.

And we do, for ourselves and for our heirs, executors and administrators, covenant with the said Leona Sanders Wilder, and husband, L. A. Wilder, 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 Leona Sanders Wilder and husband, L. A. Wilder, their 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 22 day of October, 1943

Witnesses:

Paul O. Luck

W. B. Sanders (Seal.)

Minnie Law Sanders (Seal.)

(Seal.)

(Seal.)

THE STATE OF ALABAMA, SHELBY COUNTY.

I, Paul O. Luck a Notary Public in and for said County, in said State, hereby certify that W. B. Sanders and wife, Minnie Law Sanders, whose name s are signed to the foregoing conveyance, and who are they 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 22 day of October, A. D. 1943

Paul O. Luck, Notary Public, Shelby County, Alabama.

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 this instrument was filed on the date and time stamped thereon
B .50
has been recorded in the instrument as required by law.
L. C. WALKER,
JUDGE OF PROBATE

THE STATE OF ALABAMA, SHELBY COUNTY.

I, Paul O. Luck a Notary Public in and for said County, in said State, do hereby certify that on the 22 day of October, 1943, came before me the within named Minnie Law Sanders known to me (or made known to me), to be the wife of the within named W. B. Sanders 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 22 day of October, A. D. 1943

Paul O. Luck, Notary Public, Shelby County, Alabama

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 22nd day of October, 1943, and was recorded in Volume 116, Record of Deeds, Page 139 on the 22nd day of October, 1943.

Recording Fee, $ 1.25

L. C. Walker, Judge of Probate.