No Federal Stamps Cancelled on this deed

#1687

71624 MARSHALL & BRUCE CO., NASHVILLE

K. B. Nickerson

TO

Simon Thomas

THE STATE OF ALABAMA, SHELBY COUNTY.

KNOW ALL MEN BY THESE PRESENTS:

That for and in Consideration of Twenty & No/100------- DOLLARS

to the undersigned grantor K. B. Nickerson

in hand paid by Simon Thomas

the receipt whereof is acknowledged the said K. B. Nickerson

do grant, bargain, sell and convey unto the said Simon Thomas

the following described real estate, to wit: Beginning at the north east corner of NW ¼ of SW¼ of Sec. one township 21 range 3 west Running North on said quarter section 840 ft. to point of beginning running west 210 ft. thence south 210 feet, thence East 210 feet, thence North 210 ft. to point of beginning being one acre more or less.

Situated in Sec. one, Township 21 range 3 west

situated in Shelby County, Alabama.

To Have and to Hold, To the said Simon Thomas

heirs and assigns forever.

And we do, for our and for our heirs, executors and administrators, covenant with the said Simon Thomas heirs and assigns, that 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 Simon Thomas heirs and assigns forever, against the lawful claims of all persons.

In Witness Whereof, we have hereunto set our hand and seal, this 8th day of April, 194 4

Witnesses:

K. B. Nickerson (Seal.)

Lois S. Nickerson (Seal.)

(Seal.)

(Seal.)

THE STATE OF ALABAMA, SHELBY COUNTY.

I, C. V. Moore a Notary Public in and for said County, in said State, hereby certify that K. B. Nickerson whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day that, being informed of the contents of this conveyance has executed the same voluntarily on the day the same bears date.

Given under my hand, this 8th day of April, A. D. 194 4

C. V. Moore

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

THE STATE OF ALABAMA, SHELBY COUNTY.

I, C. V. Moore Notary Public a in and for said County, in said State, do hereby certify that on the 8th day of April, 194 4, came before me the within named Lois Nickerson known to me (or made known to me), to be the wife of the within named K. B. Nickerson who, being examined separate and apart from the husband, touching her signature to the within , 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 8th day of April, A. D. 194 4

C. V. Moore

STATE OF ALABAMA SHELBY COUNTY I hereby certify that 50 Tax Privilege has been paid on the within instrument as required by law. L. C. WALKER, JUDGE OF PROBATE

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 26th day of May, 194 4, and was recorded in Volume 116, Record of Deeds, Page 441 on the 27th day of May, 194 4

Recording Fee, $ 1.25

L. C. Walker, Judge of Probate.