#1805

($.55 Federal Stamps Cancelled on this Deed)

71624 MARSHALL & BRUCE CO. NASHVILLE

William Aubrey Fairburn and wife Louise C. Fairburn,

TO

F.L. Caldwell and wife, Avo Caldwell

THE STATE OF ALABAMA, SHELBY COUNTY.

KNOW ALL MEN BY THESE PRESENTS:

That for and in Consideration of FIVE HUNDRED & NO/100- - - - - - DOLLARS to the undersigned grantors William Aubrey Fairburn and wife, Louise C. Fairburn, in hand paid by F.L. Caldwell and wife, Avo Caldwell, the receipt whereof is acknowledged we the said William Aubrey Fairburn and wife, Louise C. Fairburn, do grant, bargain, sell and convey unto the said F.L. Caldwell and wife, Avo Caldwell the following described real estate, to wit: Situated in Block number 3 and within the following described boundaries: Commencing at a point 183 feet Easterly from the Southwest corner and on the South boundary line of said Block 3, and run thence North 2 degrees East 265 feet to the North boundary line of said Block 3; ~~run thence Easterly along said North boundary line of said Block 3~~; run thence Easterly along said North boundary line 102 feet; run thence Southerly 265 feet to the South boundary of said Block; run thence Westerly along the South boundary line of said Block, a distance of 102 feet to the point of beginning, all according to Safford's Survey and Map of Shelby, Alabama, and situated at Shelby in Shelby County, Alabama, and known as the "Mack Carter Home Place". EXCEPT that part of the above described lot, described as follows: Begin at a point 183 feet East of the Southwest corner of Block 3 and run North 2 degrees East 140 fe et to the starting point, or the beginning point of the lot herein excepted; run thence north 2 degrees East 125 feet to the North line of Block 3; run thence East along the North line 102 feet; run thence in a Southerly direction 125 feet; run thence West 102 feet to the starting point of point of beginning of the lot herein excepted.

situated in Shelby County, Alabama.

To Have and to Hold, To the said F.L. Caldwell and Avo Caldwell, their heirs and assigns forever.

And we do, for ourselves and for our heirs, executors and administrators, covenant with the said F.L. Caldwell and Avo Caldwell, their 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 F.L. Caldwell and Avo Caldwell, their heirs and assigns forever, against the lawful claims of all persons.

In Witness Whereof, we have hereunto set our hands and seals, this 10 day of June, 1944.

Witnesses:

William Aubrey Fairburn (Seal.)

Louise C. Fairburn (Seal.)

(Seal.)

(Seal.)

THE STATE OF ~~ALABAMA, SHELBY~~ TEXAS, ORANGE COUNTY.

I, L.M. McGuire a Notary Public in and for said County, in said State, hereby certify that William Aubrey Fairburn and wife, Louise C. Fairburn 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, this Tenth day of June, A. D. 1944.

NOTARIAL SEAL

L.M. McGuire
Notary Public, Orange County, Texas

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
0.50 Paid on the
has been paid on the within
instrument as required by
law.
L. C. WALKER,
JUDGE OF PROBATE

THE STATE OF ~~ALABAMA, SHELBY~~ TEXAS, ORANGE COUNTY.

I, L.M. McGuire a Notary Public in and for said County, in said State, do hereby certify that on the Tenth day of June, 1944, came before me the within named Louise C. Fairburn known to me (or made known to me), to be the wife of the within named William Aubrey Fairburn 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 Tenths day of June, A. D. 1944.

NOTARIAL SEAL

L.M. McGuire
Notary Public, Orange County, Texas

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 16th day of June, 1944, and was recorded in Volume 116, Record of Deeds, Page 461 on the 16th day of June, 1944.

Recording Fee, $ 1.25

L.C. Walker, Judge of Probate.