

\$1.10 Federal Stamps Cancelled on this Deed

#1957

DEED

STATE OF ALABAMA

SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS, That I, Mrs. M. B. Goodwin, a widow, for and in consideration of Eight Hundred Fifty and no/100 (\$850.00) to me in hand paid by Percy Edmondson the receipt whereof we do hereby acknowledged, do hereby grant, bargain, sell, enfeoff, and confirm and convey unto the said Percy Edmondson the following-described real estate, lying in the County of Shelby, State of Alabama--to wit:

Beginning at the Southeast corner of Section 24, Township 21, Range 1 West, thence South eighty-six degrees and ten minutes West ( $S86^{\circ}10'W$ ), Thirteen Hundred Twenty-eight feet (1328.0'), thence North no degrees and three minutes West ( $N00^{\circ}03'W$ ), Thirteen Hundred Twenty-One Feet (1321.0'). Thence South Eighty-Six degrees, ten minutes West ( $S86^{\circ}10'W$ ) Nine Hundred Seventy-Six and Five Tents Feet, (976.5') thence South Twelve Degrees and no minutes West ( $S12^{\circ}00'W$ ) along the West Right of Way line of Columbiana-Wilsonville Highway, One Hundred Thirty-eight and six tenths feet (138.6') to the point of beginning; thence South Eighty-six degrees ten minutes West, ( $S86^{\circ}10'W$ ) approximately Three Hundred Twenty Feet (320') to the East boundry of the West half of Section 24; thence North one degree and ten minutes East ( $N01^{\circ}10'E$ ) approximately One Hundred Ninety-Five Feet (195.0') to the South East corner of the North East quarter of the South West Quarter of Sect. 24; thence South EightySix degrees ten minutes West ( $S86^{\circ}10'W$ ) one Thousand Sixteen and Four Tents Feet, (1016.4'), Thence South Three Degrees Seventeen Minutes East, ( $S03^{\circ}17'E$ ) Six Hundred Sixty Feet, (660.0') Thence South Thirty-Six degrees no minutes West ( $S36^{\circ}00'W$ ) Sixty Feet, (60.0') Thence South Three Degrees Seventeen Minutes East, ( $S03^{\circ}17'E$ ) Three Hundred Forty Eight and Seven Tents Feet, (348.7'); thence South fifteen degrees and no minutes East ( $S15^{\circ}00'E$ ), One Hundred Forty Nine and Nine Tents Feet (149.9'); thence South Thirty-two degrees and no minutes East ( $S32^{\circ}00'E$ ), Four Hundred Ninety Six Feet, (496.0'). Thence North Forty-four degrees no minutes East ( $N44^{\circ}00'E$ ), Five Hundred Thirty-nine and Three Tents Feet (539.3'); thence South Forty degrees and no minutes East, ( $S40^{\circ}00'E$ ) Two Hundred Ninety-four and Three Tents feet, (294.3'); to the intersection of West Right of Way line of Columbiana-Wilsonville highway; thence in a Northeasterly direction along the West Right of Way line of Columbiana-Wilsonville Highway, approximately One Thousand four Hundred Thirty-five feet, (1435.0') to the point of beginning; said lands being in Section 24 and 25, twp. 21, Range 1 West.

It is understood the above property is under lease, except the house and lot, to Ted Riley until January 1st, 1945.

TO HAVE AND TO HOLD the aforegranted premises to the said Percy Edmondson, his heirs and assigns FOREVER.

And we do covenant with the said Percy Edmondson heirs and assigns, that we are lawfully seized in fee of the aforegranted premises; that it is free from all incumbrances; that we have a good right to sell and convey the same to the said Percy Edmondson heirs and assigns; and that we will WARRANT AND DEFEND the premises, to the said Percy Edmondson heirs and assigns, forever, against the lawful claims and demands of all persons.

IN WITNESS WHEREOF, I the said Mrs. M. B. Goodwin, have hereunto set my hand and seal, this 15th day of July, in the year of our Lord 1944.

Mrs. M. B. Goodwin L. S.

Signed, sealed, and delivered in the presence of

STATE OF ALABAMA

SHELBY COUNTY

I, Marie Collins, a Notary Public in and for said County and State, hereby certify that Mrs. M. B. Goodwin, a widow, 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 the conveyance, she executed the same voluntarily on the day the same bears date.

Given under my hand, this 15th day of July, 1944.

Marie Collins,

Notary Public.

Filed for record in this office on the 15th day of July, 1944, at ten o'clock A. M. and duly recorded in Deed Record Vol. 118 on page 571 and 572, incl.

STATE OF ALABAMA,  
SHELBY COUNTY

I hereby certify that  
\$100 Privilege Tax  
has been paid on the within  
Instrument as required by  
law.

L. C. WALKER,  
JUDGE OF PROBATE

L. C. Walker, Judge of Probate