#128

($1.10 Federal Stamps Cancelled on this Deed)

ROBERTS & SON, BIRMINGHAM

Mary F. Tipton

TO

Herbert O'Neal and wife Mamie O'Neal

THE STATE OF ALABAMA
SHELBY COUNTY.

KNOW ALL MEN BY THESE PRESENTS:

That for and in Consideration of Seven Hundred Dollars and no/100- - - - - - - - - - DOLLARS to the undersigned grantor Mary F. Tipton in hand paid by Herbert O'Neal and wife Mamie O'Neal the receipt whereof is acknowledged we the said Mary F. Tipton and husband, J.W. Tipton do grant, bargain, sell and convey unto the said Herbert O'Neal and wife Mamie O'Neal the following described real estate, to-wit:

"The SE¼ of the SW¼ of Section 36, Twp 18, Range 2, East"

This deed made subject to an outstanding lease to Tack Shrader and wife Dollie Shrader, which expires December 31st, 1944, at which time possession of the property isto be delivered to the grantee.

situated in Shelby County, Alabama.

To Have and to Hold, To the said Herbert O'Neal and wife Mamie O'Neal, their heirs and assigns forever.

And we do, for ourselves and for our heirs, executors and administrators, covenant with the said Herbert O'Neal and wife Mamie O'Neal, 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 Herbert O'Neal and wife Mamie O'Neal, their heirs and assigns forever, against the lawful claims of all persons.

In Witness Whereof, we have hereunto set our hands and seals, this 18th day of August, 1944.

Witnesses:

Philip Jefferies, Jr. — Mary F. Tipton (Seal.)

Wylene A. Cohron — J. W. Tipton (Seal.)

(Seal.)

(Seal.)

THE STATE OF ALABAMA, ~~SHELBY~~ Jefferson COUNTY.

I, Sally Rutenberg a Notary Public in and for said County, in said State, hereby certify that Mary F. Tipton and husband J.W. Tipton 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 18 day of August, A. D. 1944.

Notary Public, Jefferson County, Alabama
My commission expires July 7, 1946
NOTARIAL SEAL

Sally Rutenberg
Notary Public

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 they _____, 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 the 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
1.00 Privilege Tax
L. C. WALKER,
JUDGE OF PROBATE

THE STATE OF ALABAMA, ~~SHELBY~~ Jefferson COUNTY.

I, Sally Rutenberg a Notary Public in and for said County, in said State, do hereby certify that on the 18 day of August, 1944, came before me the within named Mary F. Tipton known to me (or made known to me), to be the wife of the within named J. W. Tipton 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.

In Witness Whereof, I hereunto set my hand, this 18 day of August, A. D. 1944.

Notary Public, Jefferson County, Alabama
My commission expires July 7, 1946
NOTARIAL SEAL

Sally Rutenberg,
Notary Public

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 20th day of October, 1944, and was recorded in Volume 120, Record of Deeds, Page 58 on the 20th day of October, 1944.

Recording Fee, $ 1.00

L.C. Walker, Judge of Probate.