#452

($.55 Federal Stamps Cancelled on this Deed)

ROBERTS & SON, BIRMINGHAM

J. H. Grimes and wife, Hattie Grimes

TO

Roy W. Kent

THE STATE OF ALABAMA
SHELBY COUNTY.

Cons. $300.00

KNOW ALL MEN BY THESE PRESENTS:

That for and in Consideration of One Dollar and other considerations DOLLARS to the undersigned grantor s, J. H. Grimes and his wife, Hattie Grimes, in hand paid by Roy W. Kent, the receipt whereof is acknowledged we the said J. H. Grimes and his wife, Hattie Grimes do grant, bargain, sell and convey unto the said Roy W. Kent, the following described real estate, to-wit: The Northeast Quarter of the Northeast Quarter, except 9 acres in the South-east corner of the said Northeast Quarter of Northeast Quarter; also the Northwest Quarter of the Northeast Quarter and 10 acres off the east side of the Northeast Quarter of the Northwest Quarter, all of said land being in Section 15, Township 21, Range 3 West, and known as the Sophia A. Faust lands; also a lot or parcel of land described as follows: Commencing at a stake at or near the top of a hill on a ditch line, said ditch line being the line separating the lands of Jasper Goodson and Martha Raborn in the year 1887, thence running 70 yards due south; thence due west 40 yards to the line between J. Goodson and M.A. Raborn; thence north 70 yards, thence east 40 yards to the point of beginning, the last named land constituting one half acre and being the same land conveyed by James Goodson and Martha A. Goodson to John Raborn on the 7th day of August, 1887, and the deed being recorded in the Probate Office of Shelby County in deed book 10 on page 54, all of the above land constituting in acreage 81½ acres more or less, and situated in Shelby County, Alabama.

~~situated in Shelby County Alabama~~.

To Have and to Hold, To the said Roy W. Kent, his heirs and assigns forever.

And we do, for ourselves and for our heirs, executors and administrators, covenant with the said Roy W. Kent, his 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 Roy W. Kent, his heirs and assigns forever, against the lawful claims of all persons.

In Witness Whereof, we have hereunto set our hand s and seals, this 30th day of November, 1944.

Witnesses:

White E. Gibson — J. H. Grimes (Seal.)

Lucile Adams — Hattie Grimes (Seal.)

(Seal.)

(Seal.)

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

I, Lucile Adams a Notary Public in and for said County, in said State, hereby certify that J. H. Grimes and his wife, Hattie Grimes, whose name s 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 30th day of November, A. D. 1944.

NOTARIAL SEAL

Lucile Adams
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 _____, 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
8.50 Privilege Tax
has been paid on the within
instrument as required by
law.
L. C. WALKER,
Judge of Probate

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

I, Lucile Adams a Notary Public in and for said County, in said State, do hereby certify that on the 30th day of November, 1944, came before me the within named Hattie Grimes known to me (or made known to me), to be the wife of the within named J. H. Grimes 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 30th day of November, A. D. 1944.

NOTARIAL SEAL

Lucile Adams
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 2nd day of December, 1944, and was recorded in Volume 120, Record of Deeds, Page 170 on the 2nd day of December, 1944.

Recording Fee, $ 1.25

L.C. Walker, Judge of Probate.