$00.55 Federal Stamps Cancelled on this Deed

#1511

ROBERTS & SON, BIRMINGHAM

F. H. Cornelius and wife, Lucille L. Carnelius

TO

Albert L. Wiggins

THE STATE OF ALABAMA
SHELBY COUNTY.

KNOW ALL MEN BY THESE PRESENTS:

That for and in Consideration of Three Hundred and Seventy Five and No/100 ($375.00) DOLLARS to the undersigned grantor F. H. Cornelius and wife Lucille L. Cornelius, of the above consideration $275. is paid in cash and the balance of $100. is to be paid on or before 90 days from date, as evidenced by a promissory note of even date herewith, a vendors lien being hereby retained as security for the payment of the note in hand paid by Albert L. Wiggins the receipt whereof is acknowledged we the said F. H. Cornelius and wife Lucille L. Cornelius do grant, bargain, sell and convey unto the said Albert L. Wiggins the following described real estate, to-wit: NE¼ of SW¼ and all of the NW¼ of SE¼ except the parts of the said NW¼ of SE¼ owned by Will Harmon and owned by Luther Harmon. Mineral and mining rights excepted, all being in Section 13 Township 21 South, Range 5 West, containing 60 acres more or less situated in Shelby County, Alabama.

To Have and to Hold, To the said Albert L. Wiggins, his heirs and assigns forever.

And we do, for ourselves and for our heirs, executors and administrators, covenant with the said AlbertL. Wiggins, 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 Albert L. Wiggins, his heirs and assigns forever, against the lawful claims of all persons.

In Witness Whereof, we have hereunto set our hand s and seal s, this 20th day of April, 1945

Witnesses:

F. H. Cornelius (Seal.)
Lucille L. Cornelius (Seal.)
(Seal.)
(Seal.)

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

I, Hazel L. Goodwin
a Notary Public in and for said County, in said State, hereby certify that F. H. Cornelius and wife, Lucille L. Cornelius 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 20th day of April, A. D. 1945

Notarial Seal

Hazel L. Goodwin, Notary Public

THE STATE OF ALABAMA, SHELBY COUNTY.

I, STATE OF ALABAMA SHELBY COUNTY I hereby certify that $ .15 Privilege Tax has been paid on the within instrument as required by law. L. C. WALKER, JUDGE OF PROBATE
a STATE OF ALABAMA SHELBY COUNTY I hereby certify that $ .50 Privilege Tax has been paid on the within instrument as required by law. L. C. WALKER, JUDGE OF PROBATE 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~~ Jefferson COUNTY.

I, Hazel L. Goodwin
a Notary Public in and for said County, in said State, do hereby certify that on the 20th day of April, 1945 came before me the within named Lucille L. Cornelius known to me (or made known to me), to be the wife of the within named F. H. Cornelius 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 20th day of April, A. D. 1945

Notarial Seal

Hazel L. Goodwin, 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 21st day of April, 1945, and was recorded in Volume 120, Record of Deeds, Page 382 on the 21st day of April, 1945

Recording Fee, $

L. C. Walker, Judge of Probate.