\$3.35 Federal Stamps Cancelled on this Deed

See Mtg. Record 194 on page 460 #/879

DEED

THE STATE OF ALABAMA, )
SHELBY COUNTY.

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of five hundred (\$500.00) dollars to the undersigned grantors, Robinson J. Ward and Margaret L. Ward, in hand paid by Shelley Cain, the receipt whereof is hereby acknowledged, end in further consideration of the assumption of payment of said Shelley Cain of an unpaid balance of seven hundred (\$700.00) dollars secured by a mortgage on the property below described, recorded in the office of the Judge of Probate of Shelby County, Ala., in Vol. 190 of mortgages, page 554, and in further consideration of the contemporaneous execution and delivery by Shelley Cainto Robinson J. Ward and Margaret L. Ward of a second mortgage on said property for an unpaid balance of purchase price therefor of two thousand two hundred (\$2,200.00) dollars, we, said Robinson J. Ward and wife, Margaret L. Ward, do hereby grant, bargain, sell and convey to said Shelley Cain the following described real property situated in Shelby County, Alabama, to-wit:

Northeast quarter of southwest quarter, southeast quarter of northwest quarter, south half of northeast quarter except twelve (12) acres of equal width off of the east side thereof, northwest quarter of southeast quarter except three (3) acres in the southeast corner thereof and also except two (2) acres sold to Kate O. Simms by deed recorded in said Probate Office in vol. 69 of deeds, page 414, and all that part of west half of northeast quarter of southeast quarter which lies northwest of A. B. & C. R. R., being eight (8) acres, all in section two (2), township twenty (20), range two (2) west, containing in all one hundred ninety-three (193) acres more or less.

TO HAVE AND TO HOLD the aforegranted real property to said Shelley Cain, his heirs and assigns, for-

And we do, for ourselves and for our heirs, executors and administrators, hereby covenant with said Shelley Cain, his heirs and assigns, that we are lawfully seized in fee simple of the above described real property; that it is free and claer of all liensand encumbrances except said mortgage hereinabove assumed for an unpaid balance of \$700.00 and also except state and county taxes for 1945, to be paid by said Shelley Cain; that we have a good right to sell and convey the same as aforesaid; and that we will, and our heirs, executors, and administrators shall, warrant and defend the same to said Shelley Cain, his heirs and assigns, forever against the lawful claims of all persons.

IN WITNESS WHEREOF, we have hereunto set our hands and seals on this the 15th day of June, 1945.

Robinson J. Ward (L. S.)

Margaret L. Ward (L. S.)

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THE STATE OF ALABAMA, )

JEFFERSON COUNTY.
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I, Roscoe Chamblee, a notary public in and for said county in said state, hereby certify that Robinson J. Ward and Margaret L. Ward, whose names are signed to the Coregoing conveyance, and who are

know to me, acknowledged before me on this day that, being informed of the contents of the conveyance, they executed the same voluntarily on the day the same bears date. And I, Roscoe Chamblee, a notary public in and for said county in said state, do hereby certify that, on the 15th day of June, 1945, came before me the within named Margaret L. Ward, known to me to be the wife of the within named Robinson J. Ward, who, being examined separate and apart from the husband, touching her signature to the within conveyance, acknowledged that she signed theseme of her own free will and accord and without fear, constraints or threats on the part of the husband.

GIVEN UNDER MY HAND AND OFFICEL SEAL, this the 15th day of June, 1945.

Notarial Seal

Roscoe Chamblee, Notary Public.

Filed for record in this office on the 19th day of June, 1945, at eight o'clock A. M. and duly recorded in Deed Record Vol. 121 on page 264 and examined.

L. C. Walker, Judge of Probate.

BTATE Of ALABAMA

BYELBY COUNTY

Thereby certify their

Privilege

Privilege

Instrument as required to

Instrument as required

Instrument as required.

Instrument as required.