2011

DEED

THE STATE OF ALABAMA
SHELBY COUNTY

See Mortgage Record 185 page 353
Down Payment \$850.00
Balance on Mortgages \$706.49
\$1556149

KNOW ALL MEN BY THESE PRESENTS, That in consideration of Twenty-five hundred (\$2500.00) DOLLARS to the undersigned grantors George L. Templin and wife, Addice M. Templin, in hand paid by Grace Beard Angwin the receipt whereof is acknowledged we the said George L. Templin and wife, Addice M. Templin, do grant, bargain sell and convey unto the said Grace Beard Angwin the following described real estate, to-wit:

The northeast quarter of the southeast quarter (NE_{\pm}^{1} of SE_{\pm}^{1}) of Section twenty-seven (27), township twenty-one (21), Range one (1) east, containing 40 acres, more or less; also, the southeast quarter of the northeast quarter (SE_{\pm}^{1} of NE_{\pm}^{1}) of section twenty-eight (28) township twenty-one (21) range one (1) East, except a lot of about one-half acre, in the northwest corner, deeded to Chillie Strain; this last tract containing $39\frac{1}{2}$ acres, more or less.

It is agreed and understood by and between the parties hereto that there is a mortgage, executed by George L. Templin and wife to the Federal Land Bank of New Orleans, under date of May 7, 1938 and upon which there is a balance unpaid in the amount of \$506.49 said mortgage being recorded in Mortgage Book 178, at page 393, in the Probate Judges Office of Shelby County, Alabama, and a certain other mortgage, executed by said George L. Templin and wife to the Federal Land Bank Commissioner, under date of May 7, 1938, which said mortgage is recorded in Mortgage Book 178, at page 399, an said Probate Judge's office, and upon which there is an unpaid balance of \$200.00; all of which the grantee herein assumes and agrees to pay.

situated in Shelby County, Alabama.

TO HAVE AND TO HOLD. To the said Grace Beard Angwin, her heirs and assigns forever.

And we do, for us and for our heirs, executors and administrators, covenant with the said Grace Beard Angwin, her heirs and assigns, that we are lawfully seized in fee simple of said premises; that they are free from all incumbrances; 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 Grace Beard Angwin, her heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, we have hereunto set our hands and seals, this 6th day of July, 1945.

George L. Templin

(SEAL)

Addis M. Templin

(SEAL)

THE STATE OF ALABAMA
SHELBY COUNTY

I, S. A. Lokey, a Notary Public for State of Ala. at Large in and for said County, in said State, hereby certify that George L. Templin and wife, Addice M. Templin, 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 6th day of July, A.D. 1945.

S.A. Lokey

Notary Public

THE STATE OF ALABAMA
SHELBY COUNTY

I, S. A. Lokey, a Notary Public for State of Ala. at large in and for said County, in said State, hereby certify that on the 6th day of July, 1945, came before me the within named Addice M. Templin known to me (or made known to me) to be the wife of the within named George L. Templin, who, being examined separate and apart from the husband touching her signature to the within conveyance acknowledged that she signed

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 6th day of July, A.D. 1945.

S. A. Lokey,

Notary Public

Filed in the office of the Probate Judge the 12th day of July, 1945 at 11 o'clock A.M. and recorded in the Deed Record 121 on page 323 on this the 12th day of July, 1945.

L.C. Walker,

TATE OF ALABAMA SHELBY COUNTY Judge of Probate 5200 Privilege Tax has been paid on the withir inatrument as required by

MOSE OF BROWN

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