

No Federal Stamps Cancelled on this Deed

#341

WARRANTY DEED

THE STATE OF ALABAMA)

S H E L B Y COUNTY)

KNOW ALL MEN BY THESE PRESENTS, That in consideration of TWELVE & 50/100-----DOLLARS to the undersigned grantor Lourenia Byers, a Widow in hand paid by Frank Alexander and wife, Lillie J. Alexander the receipt whereof is acknowledged I the said Lourenia Byers do grant, bargain, sell and convey unto the said Frank Alexander and wife Lillie J. Alexander the following described real estate, to-wit:

That certain tract of land described as follows, to-wit: Beginning at the Southeast Corner of a certain tract of land conveyed by the grantor and her late husband, Lee Byers, to Frank Alexander and wife Lillie J. Alexander on the 17th day of October 1930 and being recorded in Deed Record Vo. 89 at Page 213 at the Probate Office in Columbiana, Shelby County, Alabama, and said point of beginning being on the west boundary line of the Birmingham-Montgomery Highway, which point is marked by a stob, thence running in a southerly direction along said Highway right of way a distance of 63.5 feet to a stob; thence in a southwesterly direction 227.9 feet to the right of way of the Louisville & Nashville Railroad; thence in a northerly direction along the east side of said Railroad right of way a distance of 65 feet more or less, to the South West corner of Frank Alexander's tract of land heretofore mentioned; thence in an easterly direction 195 feet, more or less to point of beginning, containing one-third acres, more or less, and being in the North Half of the North West Quarter of Section Twelve (12), Township Twenty-one (21), Range Three (3), West, and lying and being between the Rights of Way of the said Birmingham^m-Montgomery Highway and the said Louisville and Nashville Railroad, and

situated in S H E L B Y County, Alabama.

TO HAVE AND TO HOLD, To the said Frank Alexander and wife Lillie J. Alexander, their heirs and assigns forever.

And I do, for myself and for my heirs, executors and administrators, covenant with the said Frank Alexander and Lillie J. Alexander, their heirs and assigns, that I am lawfully seized in fee simple of said premises; that they are free from all incumbrances; that I have a good right to sell and convey the same as aforesaid; that I will, and my heirs, executors and administrators, shall, warrant and defend the same to the said Frank Alexander and Lillie J. Alexander, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set my hand and seal, this 29 day of October, 1945.

Lourenia Byers (SEAL)

THE STATE OF ALABAMA)

S H E L B Y COUNTY)

I, C. V. Moore, a Notary Public in and for said County, in said State, hereby certify that Lourenia Byers, a Widow whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day that, being informed of the contents of this conveyance, she executed the same voluntarily on the day the same bears date.

Given under my hand this 29th day of October, A. D. 1945.

C. V. Moore, Notary Public, Shelby Co., Ala.

Filed for record in this office on the 31st day of October, 1945, at eight o'clock A. M. and duly recorded in Deed Record Vol. 123 on page 63 and examined.

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

L. C. Walker, Judge of Probate.