No Federal Stamp Cancelled on This Deed Value \$100.00

594

THE STATE OF ALABAMA

SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENT, That in consideration of One & No/100, and other valuable considerations, Dollars to the undersigned grantors Albert Askins and wife, Jessie Askins in hand paid by A. B. Baxley, the receipt whereof is acknowledged we the said Albert Askins and wife, Jessie Askins, do grant, bargain, sell and convey unto the said A. B. Baxley, our undivided interest, in and to the following described real estate, to-wit:

Beginning at a point 4 feet East of the Southwest corner of Section 21, Township 22, "ange 2 west, and run thence North 2 degrees west, and parallel with the West line of said Section 21, and 4 feet Easterly

therefrom through and along the middle of the ditch that divides the property herein described and conveyed from the lands formerly known as the Hannah Oliver Place, and now known as the ". C. Pounds Place, a distance of 335.4 feet to an angle in said ditch: thence after passing said angle following the middle of said ditch and running North 27 degrees West, a distance of 288.6 feet more or less, to the right of way of the Calera and Montevallo Highway known as State Highway Number 25, and at about right angles to said Highway; run thence in a Southwesterly direction along the Southern right of way/of said Calera and Montevallo Highway, a distance of 500 feet, more or less, to the Northeast corner of the lot formerly known and deed to W. E. Brinkerhoff by David Adams in 1886, and which is now known as the W. R. Askins lot; run thence South 28 degrees East a distance of 525.6 feet along the Lastern line of said Brinkerhoff lot, now known as the W. R. Askins lot, to the South line of Section 20, Township 22, Range 2 West; run thence West along the Southern lines of said Sections 20 and 21, a dise tance of 292 feet, more or less, to the point of beginning, and containing 3 1/2 acres more or less, and situated in the Southwest warter of the Southwest warter and the Southeast Quarter of the Southeast Quarter of Sections 21 and 20, respectively, all in Township 22, Range 2 West.

situated in Shelby county, Alabama.

TO HAVE AND TO HOLD, To the said A. B. Baxley, his heirs and assigns for ever.

And we do, for ourselves and for our heirs, executors and administrators, covenant with the said A. B. Baxley, his 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, exeuctors and administrators, shall, warrant and defend the same to the said A. B. Baxley, his heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF we have hereunto set our hands and seals, this 13th day of April, 1945.

Albert L. Askins

(Seal)

WITNESSES:

Mildred Durbin

Albertine Worrell

E. V. Deplantis

Jesse Askins (Seal)

ISLAND,

I, Harold J. Russell, a ________, a Commissioned Officer of the Armed Forces of the United States of America, hereby certify that Albert Askins whose name is signed to the foregoing conveyance, and who is knwon to me, acknowledged before me on this day th t, being informed of the contents of this conveyance, he executed the same voluntarily on the day the same bears date.

Given under my hand this the 15th day of April, 1945

Harold J. Russell

1st Lt. E. A. (Official Title).

THE STATE OF LOUISIANA

LIVINGSTON COUNTY

I, Erlo J. Durbin, a Notary Public in and for said County, in said State, hereby certify that Jessie Askins, the wife of Albert Askins, 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 24 day of April, 4. D. 1945.

Erlo J. Durbin

Notary Public

NOTARIAL SEAL

THE STATE OF LOUISIANA

LIVINGSTON COUNTY

I, Erlo/Durbin, a Notary Public, in and for said County, in said State, hereby certify that on the 24 day of April, 1945, cameebefore me the within namedJessie Askins 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 WETNESS WHEREOF, I hereunto set my hand this 24 day of April, A. D. 1945.

NOTARIAL SEAL

Erlo J. Durbin
Notary Public

Filed in office for registration on this the 19th day of November, 1946 at 1 o'clock P. M. and was recorded in Vol. 127 Record of Deeds, on this the 22nd day of November, 1946.

Das been paid on the within la least ument as required by

L. C. Walker

Judge of Probate