

No Federal Stamp Cancelled On This Deed

WARRANTY DEED

#1188

W.J. Maxwell and wife, L.D. Maxwell and Bertie Maxwell TO J. H. DENHAM

THE STATE OF ALABAMA SHELBY COUNTY

Value \$50.00

KNOW ALL MEN BY THESE PRESENTS:

That for and in Consideration of Ten and No/100 - - - - - DOLLARS

to the undersigned grantor W.J. Maxwell and wife L.D. Maxwell and Bertie Maxwell in hand paid by J.H. Denham the receipt whereof is acknowledged and the said W.J. Maxwell and wife L.D. Maxwell and Bertie Maxwell do grant, bargain, sell and convey unto the said J.H. Denham

the following described real estate, to-wit: Beginning at a point at the intersection of the North line of the NE 1/4 of section 2 Township 21 range 3 west in Shelby County Alabama and on the west side of the Right of Way of the north bound track of the L & N. Rail Road and running in a Southerly direction parallel with said Right of Way 420ft thence in a Southerly direction parallel with said Right of Way 120 ft. to point of beginning thence continuing in a Southerly direction parallel with L & N. Rail road right of way 10 ft. thence west 150 ft. thence in a Northerly direction Parallel with rock wall on adjoining lot 10 ft. Thence in an Easterly direction 153 ft. to point of beginning Being in the North 1/2 of the NE 1/4 of Section 2 Township 21 range 3 West.

situated in Shelby County, Alabama. To Have and to Hold: To the said J. H. Denham heirs and assigns forever.

And we do, for us and for our heirs, executors and administrators, covenant with the said J. H. DENHAM 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 J. H. DENHAM heirs and assigns forever, against the lawful claims of all persons.

In Witness Whereof, WE have hereunto set OUR hand S and seal, this 8th day of NOV. 1946

Witnesses: Lois Nickerson W. J. MAXWELL (X) HIS MARK (Seal) L. D. MAXWELL (Seal) BERTIE LEE MAXWELL (Seal)

THE STATE OF ALABAMA, SHELBY COUNTY. I, K.B. Nickerson a Notary Public in and for said County, in said State, hereby certify that

W.J. Maxwell 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 executed the same voluntarily on the day the same bears date.

Given under my hand, this 8th day of Nov. A. D. 1946. NOTORIAL SEAL K. B. NICKERSON, NOTARY PUBLIC

THE STATE OF ALABAMA, SHELBY COUNTY. I, in and for said County, in said State, hereby certify that

STATE OF ALABAMA SHELBY COUNTY a subscribing witness to the foregoing conveyance, known to me, appeared before me this day, and being duly sworn, stated that I hereby certify that MRS. L. D. MAXWELL has been paid on the within instrument as required by law. 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.

L. C. WALKER Given under my hand and seal, this day of A. D. 1946

THE STATE OF ALABAMA, SHELBY COUNTY. I, K.B. Nickerson a Notary Public in and for said County, in said State, do hereby certify that on the 8th day of Nov. 1946, came before me the within named

MRS. L. D. Maxwell known to me (or made known to me), to be the wife of the within named W.J. Maxwell who, being examined separate and apart from the husband, touching her signature to the within has 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 8th day of Nov. A. D. 1946. NOTORIAL SEAL K. B. NICKERSON, 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 15 day of January, 1947, and was recorded in Volume 125, Record of Deeds, Page 573 on the 20 day of January, 1947. Recording Fee, \$1.25 L. C. WALKER, Judge of Probate