\$.55 Federal Stamps have been cancelled on this Deed
DEED

#18508

2,538

STATE OF LOUISIANA

PARISH OF ORLEANS

CITY OF NEW ORLEANS

In consideration of FIVE HUNDRED AND NO/100 (\$500.00) LOLLARS, ONE HUNDRED AND NO/100 (\$100.00) LOLLARS of which has been paid in cash, receipt whereof is hereby acknowledged, and FOUR HUNDRED AND NO/100 (\$400.00) LOLLARS of which, representing the balance, is evidenced and secured by an amortization note and a mortgage conveying the identical real estate described herein, of even date herewith, all executed by the Grantee herein named to and in favor of The Federal Land Bank of New Triens, a Corpor ation, hereinafter called Grantor, the said Grantor does hereby grant, bargain, sell and convey unto F. K. JIMMERSON, hereinafter called Grantee, the following described real estate situated in the Tounty of Shelby, State of Alabama, to-wit:

17点 acres on W. side of SE of SE of SE Sec. 22, less and except all minerals and mineral rights thereunder; SW of SE Sec. 22; 27 acres on the E. side of the NE of NE Sec. 27; W of NE Sec. 27; W of NE Sec. 27, all in T-18, R-2-E.

One-half interest in and to all minerals and mineral rights, which have not been heretofore excepted, is hereby reserved to the Grantor.

To have and to hold the aforegranted premises, together with the improvements and appurtenances thereunto belonging, unto the said Grantee, his heirs or assigns, forever. And the Granter does covenant with the said Grantee, his successors or assigns, that it is lawfully seized in fee of the aforegranted premises; that such premises are free from all encumbrances; that it has a good right to sell and convey the same, and that it will garrant and defend the said premises to the said Grantee, his successors or assigns, forever against the lawful claims and demands of all persons.

This deed will in no wise affect thevalidity of the mortgage above described given to the Grantor by the said Grantee to secure the balance of the purchase price which constitutes the consideration for the execution of this warranty deed.

It is fully understood and agreed that the Grantor is selling the above described property subject to any and all outstanding rights of redemption from any foreclosure sale.

In addition to the mortgage lien granted simultaneously herewith, securing the deferred portion of the purchase price above, the Grantor hereby retains unto itself a vendor's lien on the property deeded hereunder.

The Grantee herein hereby agrees to pay taxes and all other assessments for the year 1938, and assumes the payment of all such taxes subsequently assessed against the above property.

Possession to be delivered immediately, unless occupants refuse to vacate, in which event the Grantor agrees to take legal action to secure possession.

WITNESS the signature of said Grantor by / , its Vice-President, attested by A. C. Tighe, its

Assistant Secretary under its Corporate seal and by authority of its Board of Directors, on this the 29th day of January, 1938.

ATTEST:

THE FEDERAL LAND BANK OF NEW ORLEANS
Grantor

BY L. C. PIGFORD Vica-President

SEAL

STATE OF LOUISIANA
PARTHEOF ORLEANS

Assistant Secretary

CITY OF NEW ORLEANS

L.C.Pigford, whose name as Vice-President of The Federal Land Bank of New Orleans, a Corporation, 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 the conveyance, he, as such officer and with full authority, executed the same voluntarily for and as the act of said Corporation.

Given under my hand and official seal this the 2 day of February, 1958.

My commission is for life or good behavior.

K.C.Barranger Notary Public

NOTORIAL SEAL

Filed in the office of the Judge of Probate April 7, 1947 at 10 a.m. and duly recorded in Deed Record 189, Page 189 on April 9, 1947.

CHELDY COUNTY

Descript contity

Privilege

Contracts and the with

Expressed an equired to

Service to

Contract to required to

BHELBY COUNTY

I hereby certify that

B. 60 Privilege Tax

bas been seid on the within
lastrument as required by

law.

◆ #RESTORY

JUDGE OF PROBATE

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