($.55 Fed. Stamps Cancelled On This Deed) #1730

J.H. McGuire and his wife, Alma McGuire

TO

A. J. McGuire and wife, Frances McGuire

THE STATE OF ALABAMA
SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That for and in Consideration of Two hundred and no/100 ($200.00) DOLLARS to the undersigned grantor J. H. McGuire and his wife, Alma McGuire in hand paid by A. J. McGuire and wife, Frances McGuire the receipt whereof is acknowledged we the said J. H. McGuire and wife Alma McGuire do grant, bargain, sell and convey unto the said A. J. McGuire and wife, Frances McGuire the following described real estate, to-wit: That part of the SE¼ of the SE¼ of Section 25 Township 19 S. Range 3 West described as beginning at the SW croner of said forty acres and run north along the west line of said forty acres 450 feet, thence in a southeasterly direction to a point on the north west side of the right of way of the old Acton Branch of the L & N R R which point is about 555 feet east of the point of beginning, measured along the north side of the said right of way of said old railraod, thence southwesterly along the north line of said right of way 555 feet to the point of beginning, containing two acres more or less

Minerals and mining rights exeepted

situated in Shelby County, Alabama.

To Have and to Hold, To the said A. J. McGurie and wife, Frances McGuire, their heirs and assigns forever.

And we do, for ourselves and for our heirs, executors and administrators, covenant with the said A.J. McGuire and Grances McGuite, their 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 A. J. McGuire and Frances Mc Guire, their heirs and assigns forever, against the lawful claims of all persons.

In Witness Whereof, we have hereunto set our hand s and seal s, this 31st day of January, 1948

Witnesses:

J.H. McGuire (Seal.)

Alma McGuire (Seal.)

(Seal.)

(Seal.)

THE STATE OF ALABAMA, SHELBY COUNTY

I, W. J. Horsley a Notary Public in and for said County, in said State, hereby certify that J. H. McGuire and wife, Alma McGuire whose name s 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 31st day of January, A. D., 1948

W. J. Horsley

THE STATE OF ALABAMA, SHELBY COUNTY

I, STATE OF ALABAMA SHELBY COUNTY I hereby certify that Privilege Tax has been paid on the within instrument as required by law. L. C. WALKER JUDGE OF PROBATE a in and for said County, in said State, hereby certify that , a subscribing witness to the foregoing conveyance, known to me, appeared before me this day and, being duly sworn, stated that , the Grantor voluntarily executed the same in instrument 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.

Given under my hand and seal, this day of Probate, A. D., 194

THE STATE OF ALABAMA, SHELBY COUNTY

I, W. J. Horsley, a Notary Public in and for said County, in said State, do hereby certify that on the 31st day of January, 1948, came before me the within named Alma McGuire known to me (or made known to me), to be the wife of the within named J. H. McGuire who, being examined separate and apart from the husband, touching her signature to the within Conveyance, 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 31st day of January, A. D., 1948

W. J. Horsley, 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 31st day of January, 1948, and was recorded in Volume 132, Record of Deeds, Page 94 on the 31st day of January, 1948.

Recording Fee, $ 1.25 L. C. Walker, Judge of Probate