

#3712

Value 300.00

J.A. Hines and wife, Myra D. Hines

THE STATE OF ALABAMA }  
SHELBY COUNTY }

TO

John M. Duke and Jane Robinson Duke

KNOW ALL MEN BY THESE PRESENTS:

That for and in Consideration of One dollar and other valuable considerations

DOLLARS

to the undersigned grantor J.A. Hines and wife, Myra D. Hines

in hand paid by John M. Duke and Jane Robinson Duke

the receipt whereof is acknowledged by the said J.A. Hines and wife, Myra D. Hines

do grant, bargain, sell and convey unto the said John M. Duke and Jane Robinson Duke

the following described real estate, to-wit: Lot No. 7 in Block 2, according to Map of Cedar Grove Estates located in NE<sup>1</sup><sub>4</sub> of the NE<sup>1</sup><sub>4</sub> of Section 35 and the NW<sup>1</sup><sub>4</sub> of the NW<sup>1</sup><sub>4</sub> of Section 36 all in Township 20 South, Range 3 West, Shelby County, Alabama. It is expressly understood by and between the seller and purchaser that the above property is to be used as a place of residence only, and no places business shall be constructed thereon.

situated in Shelby County, Alabama.

To Have and to Hold, To the said John M. Duke and Jane Robinson Duke,

their

heirs and assigns forever.

And we do, for ourselves and for our heirs, executors and administrators, covenant with the said John M. Duke and Jane Robinson Duke, 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 John M. Duke and Jane Robinson Duke, their heirs and assigns forever, against the lawful claims of all persons.

In Witness Whereof, we have hereunto set our hand and seal, this 25 day of May, 1948.

Witnesses:

J.A. Hines

(Seal.)

Myra D. Hines

(Seal.)

(Seal.)

(Seal.)

## THE STATE OF ALABAMA, SHELBY COUNTY

I, K.B. Nickerson

Notary Public

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 has executed the same voluntarily on the day the same bears date.

Given under my hand, this 25 day of May

A. D., 1948

K.B. Nickerson, Notary Public

## THE STATE OF ALABAMA, SHELBY COUNTY

## STATE OF ALABAMA

## SHELBY COUNTY

I, hereby certify that in and for said County, in said State, hereby certify that \$4.20 Privilege Tax, a subscribing witness to the foregoing conveyance, known to me, appeared before me this day and being duly sworn, stated that has been paid and is in instrument as required, 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.

JUDGE OF PROBATE

Given under my hand and seal, this day of

A. D., 1948.

## THE STATE OF ALABAMA, SHELBY COUNTY

I, K.B. Nickerson

Notary Public

certify that on the 25 day of May, 1948, came before me the within named Myra D. Hines, known to me (or made known to me), to be the wife of the within named J.A. Hines, 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 Witness Whereof, I hereunto set my hand, this 25th day of

May

A. D., 1948.

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 9th day of June, 1948, and was recorded in Volume 132, Record of Deeds, Page 271, on the 11th day of June, 1948.

Recording Fee, \$1.25

L.C. Walker

Judge of Probate