

#1047

(\$6.05 Federal Stamps Cancelled on this Deed)

STATE OF ALABAMA

SHELBY COUNTY

For and in consideration of Thirty-five hundred (\$3500.00) Dollars in cash, the execution of purchase money notes in the amount of \$6500.00, and the assumption of the mortgage hereinafter referred to, and other valuable consideration in hand paid to the undersigned grantors, Ben. H. Thompson and wife, Blanch N. Thompson, by William E. Quittner and Eva M. Quittner, his wife, the receipt whereof is acknowledged, we, the said Ben H. Thompson and Blanch N. Thompson, do grant, bargain, sell and convey unto the said William E. Quittner and Eva M. Quittner for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, together with every contingent remainder and right of reversion the following described property situated in Shelby County, Alabama, viz:

A tract of land located in the South One-Half of Northwest Quarter of Section 13, Township 20, Range 3 West, which is more particularly described as follows:

Commence at the southwest corner of said quarter section and run East along the South line thereof 415.81 feet to the East line of the Birmingham-Montgomery Highway as the same is now located for a point of beginning of the property herein described, thence continue East along the South line of said quarter section and along a fence a distance of 1316.0 feet to top of ridge, thence North 24 degrees 15 minutes East along top of ridge 330 feet, thence North 17 degrees 15 minutes East 328.71 feet, thence South 88 degrees 15 minutes West and along a fence 1365 feet to the Easterly right of way of the Birmingham-Montgomery Highway, thence South 25 degrees 05 minutes west and along said line of said highway 370.7 feet, thence South 11 degrees 35 minutes West and along said line of said highway 121 feet thence south 2 degrees West 116.7 feet to point of beginning containing 18.64 acres, more or less;

being the same property conveyed to the grantors herein by C.P. Lifsey and wife, Clara L. Lifsey, by deed dated November 15, 1948 and which was filed for record in the office of the Judge of Probate of Shelby County, Alabama, on November 30, 1948, and being the same property conveyed to Superior Lime and Hydrate Company by Mary Walker and husband, Adrian Walker, by deed dated June 15, 1926, and which is recorded in the office of the Judge of Probate of said county in Deed Book 79 at page 136.

As a part of the consideration for the conveyance made herein, grantees herein do hereby assume and agree to pay the indebtedness secured by that certain mortgage made by the grantors herein to C.P. Lifsey dated November 15, 1948, and which was filed for record in the office of the Judge of Probate of Shelby County, Alabama, on November 30, 1948, which said mortgage secured an original principal indebtedness of \$10,500.00, and which mortgage indebtedness the grantors do hereby warrant does not now exceed in principal amount the sum of \$10,500.00, with interest thereon accruing from the 15th day of November, 1948, at the rate of six per cent (6%) per annum.

Also as a part of the consideration for this deed, the grantees have executed and delivered to the grantors a purchase money mortgage securing the principal mortgage notes in the amount of \$6500.00 hereinabove referred to.

This property is conveyed subject to the taxes for the current tax year 1949, which grantees assume and agree to pay.

TO HAVE AND TO HOLD to the said William E. Quittner and Eva M. Quittner for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, and to the heirs and assigns of such survivor forever, together with every contingent remainder and right of reversion.

IN WITNESS WHEREOF, we have hereunto set our hands and seals, this the 28th day of December, 1948.

Witnesses:  
W.H. Trueman

Ben H. Thompson (L.S.)

Blanch N. Thompson (L.S.)

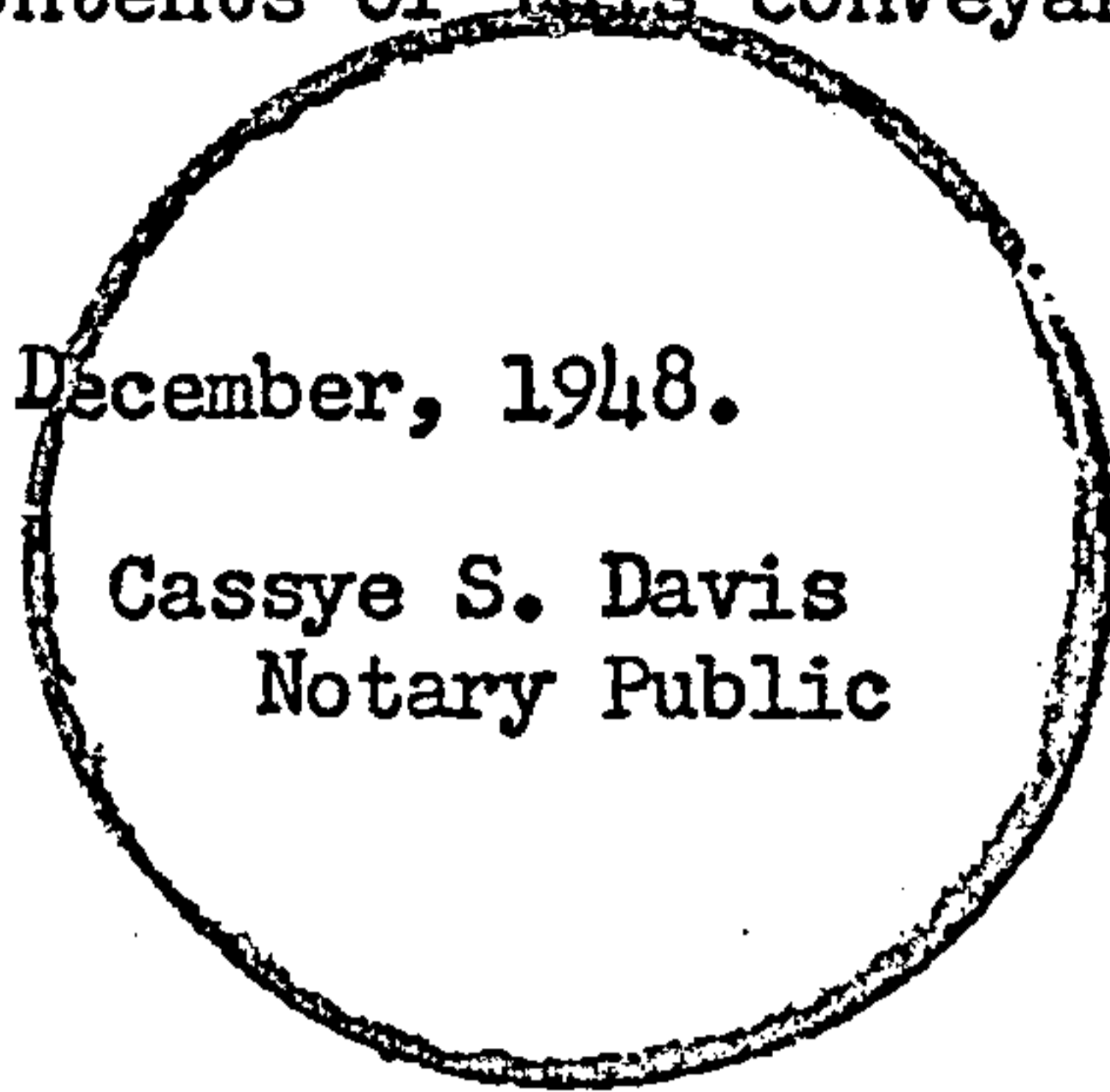
STATE OF ALABAMA

COUNTY OF JEFFERSON

I, the undersigned authority, in and for said County, in said State, hereby certify that Ben H. Thompson and Blanch N. Thompson whose names 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 and official seal, this 28th day of December, 1948.

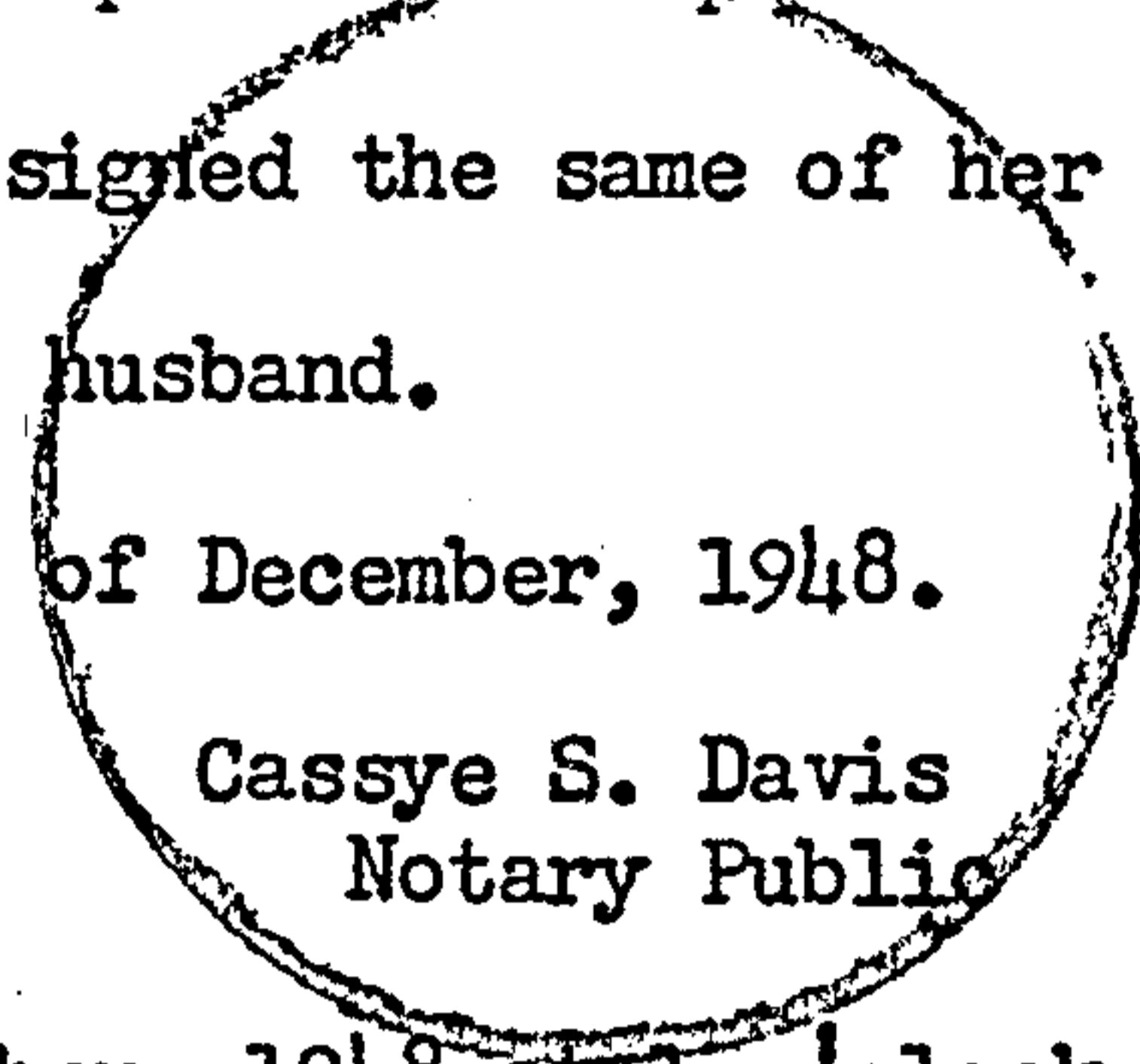
NOTARIAL SEAL  
STATE OF ALABAMA  
COUNTY OF JEFFERSON



I, the undersigned authority, in and for said County, in said State, hereby certify that on the 28th day of December, 1948, came before me the within named Blanch N. Thompson, known to me to be the wife of the within named Ben H. Thompson, 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.

Given under my hand and official seal, this 28th day of December, 1948.

NOTARIAL SEAL



Filed in the office of the Probate Judge the 30th day of December, 1948 at 1 o'clock P.M. and recorded in the Deed Record 136 on page 411 on this the 13th day of January, 1949.

See Mtg. Record page For tax on \$10,500.00 L.C. Walker,

STATE OF ALABAMA  
SHELBY COUNTY  
I hereby certify that  
\$ 2.50 Privilege Tax  
has been paid on the with-  
in instrument as required  
by law.  
L. C. WALKER,  
JUDGE OF PROBATE

STATE OF ALABAMA  
SHELBY COUNTY  
I hereby certify that  
\$ 9.75 Privilege Tax  
has been paid on the with-  
in instrument as required  
by law.  
L. C. WALKER,  
JUDGE OF PROBATE

Judge of Probate

