#1303

VALUE $2750.00

$3.30 Federal Stamps Cancelled on this deed.

19728 ROBERTS & SON, BIRMINGHAM

James Anderson and wife Margie Anderson

TO

A. T. Knowles and wife Bertie Knowles

THE STATE OF ALABAMA
SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That for and in Consideration of ($2750.00 Two Thousand Seven Hundred Fifty and No/100---------- DOLLARS to the undersigned grantor s James Anderson and wife Margie Anderson in hand paid by A. T. Knowles and wife, Bertie Knowles the receipt whereof is acknowledged we the said James Anderson and wife Margie Anderson do grant, bargain, sell and convey unto the said A. T. Knowles and wife Bertie Knowles the following described real estate, to-wit: Beginnin at the NorthWest corner Tract 441 of Lloyd Realty Co. and run South 84 feet to a ditch for point of beginning thence along the center of said ditch in a Southwesterly direction to the right of way of Spring Creek road thence along the East R of W of said road to a Rock colum at the West gate of New Salem cemetary, thence North along the West line of said cemetary 450 feet to the NW corner of said cemtary, thence East along the North line of the cemetary to the NE corner of said cemetary, thence North to Public road, thence in a westerly direction to the West line of Tract 441, thence North along the west line of said Tract to point of beginning, being in the NW¼ of NW¼ of SE¼ Section 20, Township 22, Range 2 West, Containing in all 5 acres more or less.

situated in Shelby County, Alabama.

To Have and to Hold, To the said A. T. Knowles and Wife Bertie Knowles heirs and assigns forever.

And we do, for ourselves and for our heirs, executors and administrators, covenant with the said A. T. Knowles and wife Bertie Knowles 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. T. Knowles and Wife Bertie Knowles heirs and assigns forever, against the lawful claims of all persons.

In Witness Whereof, we have hereunto set our hands and seals, this 7th day of January, 1949.

Witnesses:

James Anderson (Seal)
Margie Anderson (Seal)
(Seal)
(Seal)

THE STATE OF ALABAMA, SHELBY COUNTY

I, A. B. Baxley a Justice of the Peace in and for said County, in said State, hereby certify that James Anderson and wife Margie Anderson 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, this 7th day of January, A. D., 1949.

A. B. Baxley Justice of the Peace

THE STATE OF ALABAMA, SHELBY COUNTY

I, ____ 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 ____ 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.

Given under my hand and seal, this ____ day of ____, A. D. 19__.

____

STATE OF ALABAMA
SHELBY COUNTY
I hereby certify that
$3.00 Mortgage Tax
has been paid on this with-
in instrument as required
by law.
L. C. WALKER,
JUDGE OF PROBATE

THE STATE OF ALABAMA, SHELBY COUNTY

I, A. B. Baxley a Justice of the Peace in and for said County, in said State, do hereby certify that on the 7th day of January, 1949, came before me the within named Margie Anderson known to me (or made known to me), to be the wife of the within named James Anderson 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 7th day of January, A. D., 1949.

A. B. Baxley, Justice of the Peace

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 24th day of January, 1949, and was recorded in Volume 137, Record of Deeds, Page 70 on the 26th day of January, 1949.

Recording Fee, $1.25

L. C. Walker, Judge of Probate