

Value \$1,000.00

\$1.10 Federal Stamps.

# 3271

M. G. Roy

TO

W. S. Hutchison

THE STATE OF ALABAMA }  
SHELBY COUNTY }

KNOW ALL MEN BY THESE PRESENTS:

That for and in Consideration of One Dollar and Other Good and Valuable considerations

DOLLARS

to the undersigned grantor M. G. Roy

in hand paid by W. S. Hutchison

the receipt whereof is acknowledged we the said M. G. Roy and wife, Plumia Roy

do grant, bargain, sell and convey unto the said W.S. Hutchison

the following described real estate, to-wit: Shelby County, to-wit: Part of NW<sup>1</sup>/<sub>4</sub> of SE<sup>1</sup>/<sub>4</sub>, Section 7, township 20, Range 2 West, beginning at a point on the East Boundary line of said NW<sup>1</sup>/<sub>4</sub> of SE<sup>1</sup>/<sub>4</sub> where the Fungo Cut-off public road intersects said Eastern boundary line of said 40 acres; run thence North along said East boundary line and along said road 190 yards to a point on the East boundary line of SW<sup>1</sup>/<sub>4</sub> of NE<sup>1</sup>/<sub>4</sub> of Section 7, Township 20, Range 2 West; thence West 244 yards to a spring; thence North 121 yards thence West 176 yards to the West boundary line of SW<sup>1</sup>/<sub>4</sub> of NE<sup>1</sup>/<sub>4</sub> of Section 7, Township 20, Range 2 West; thence South 311 yards thence East 440 yards to point of beginning being part of SW<sup>1</sup>/<sub>4</sub> of NE<sup>1</sup>/<sub>4</sub> and part of NW<sup>1</sup>/<sub>4</sub> of SE<sup>1</sup>/<sub>4</sub>, section 7, Township 20, Range 2 West, less part North of road and East of road, containing 16 acres more or less.

This deed is given in lieu of that certain deed given to W.S. Hutchison, under date of, to-wit: April 7, 1940, covering above property, which said deed was never recorded by W. S. Hutchison and is now lost or misplaced, and in order to clear up title in D.W. McClinton, who purchased said property from W. S. Hutchison. It is expressly understood and agreed that the warranties herein contained are made as of to-wit: the 7th day of April, 1940, except as to acts done or suffered to be done by the said grantors hereon. situated in Shelby County, Alabama.

To Have and to Hold, To the said W. S. Hutchison, his

heirs and assigns forever.

And we ourselves our do, for and for

heirs, executors and administrators,

covenant with the said W.S. Hutchison

heirs and assigns, that we

lawfully seized in fee simple of said premises; that they are free from all

encumbrances; that we

have good right to sell and convey the same as aforesaid; that we

will, and our

W.S. Hutchison, his

heirs, executors and administrators, shall warrant and defend the same to the said

In Witness Whereof, we have hereunto set our hands and seals, this 11th day of June,

Witnesses:

M. G. Roy, (Seal)

Plumia Roy (Seal)

(Seal)

(Seal)

THE STATE OF ALABAMA, SHELBY COUNTY

I, K. B. Nickerson,

a Notary Public,

in and for said County, in said State, hereby certify that

M.G. Roy and wife, Plumia Roy,

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 13th day of June

K.B. Nickerson, Notary Public

A. D. 19 49

THE STATE OF ALABAMA, SHELBY COUNTY

I,

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 \_\_\_\_\_

THE STATE OF ALABAMA, SHELBY COUNTY

I, K.B. Nickerson,

a Notary Public,

in and for said County, in said State, do hereby

certify that on the \_\_\_\_\_ day of June, 19 49, came before me the within named

Plumia Roy,

known to me (or made known to me), to be the wife of the within named

M.G. Roy

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 13 day of June, A. D., 19 49

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

13th day of June, 19 49, and was recorded in Volume 137, Record of Deeds, Page 334 on the

14th day of June

19 49

Recording Fee, \$ 1.25

L. C. Walker, Judge of Probate