#3992

Value $2300.00

$2.75 Federal Stamps Cancelled on this Deed.

19728 ROBERTS & SON, BIRMINGHAM

Mary Frances McCoy, a widow,

TO

Porter G. Ellis and wife, Eugenia Ellis,

THE STATE OF ALABAMA
SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That for and in Consideration of ONE THOUSAND & NO/100 and other valuable consideration DOLLARS to the undersigned grantor Mary Frances McCoy, a widow in hand paid by Porter G. Ellis and wife, Eugenia Ellis the receipt whereof is acknowledged I the said Mary Frances McCoy, a widow do grant, bargain, sell and convey unto the said Porter G. Ellis and wife, Eugenia Ellis the following described real estate, to-wit: All that part of the South Half of the South Half of the Northwest Quarter of the Southeast Quarter of Section 9, Township 22, Range 2 West, lying West of the right of way of the Birmingham and Montgomery Highway, being United States Highway No. 31, .
Also, all that part of the South Half of the South Half of the Northeast quarter of the Southwest Quarter of Section 9, Township 22, Range 2 West, lying East of the right of way of the Louisville and Nashville Railroad Company.
The above described lands containing 6 acres more or less.
The grantees herein assume and agree to pay as a part of the consideration herein the balance due under that certain mortgage from Thomas J. Smith and wife, Mae Smith to R. W. Draper, dated March 10, 1948, and recorded in Mortgage Book 203, page 173, in the office of the Judge of Probate of Shelby County, Alabama,

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

situated in Shelby County, Alabama.

To Have and to Hold, To the said Porter G. Ellis and wife, Eugenia Ellis, their heirs and assigns forever.

And I do, for myself and for my heirs, executors and administrators, covenant with the said Porter G. Ellis and wife, Eugenia Ellis, their heirs and assigns, that I am lawfully seized in fee simple of said premises; that they are free from all encumbrances; that I have a good right to sell and convey the same as aforesaid; that I will, and my heirs, executors and administrators, shall warrant and defend the same to the said Porter G. Ellis and wife, Eugenia Ellis, their, subject to the mortgage indebtedness, as aforesaid, heirs and assigns forever, against the lawful claims of all persons.

In Witness Whereof, I have hereunto set My hand and seal, this 18th., day of June, 19 49.

Witnesses:

Paul O. Luck — Mary Frances McCoy (Seal)

(Seal)

(Seal)

(Seal)

THE STATE OF ALABAMA, SHELBY COUNTY

I, L. C. Walker

x Judge of the Probate Court in and for said County, in said State, hereby certify that Mary Frances McCoy, a widow, 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 she executed the same voluntarily on the day the same bears date.

Given under my hand, this 18th, day of June, A. D., 1949.

L. C. Walker, Judge of the Probate Court, Shelby County,

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____.

THE STATE OF ALABAMA, SHELBY COUNTY

I, ____ a ____ in and for said County, in said State, do hereby certify that on the ____ day of ____, 19____, came before me the within named ____ known to me (or made known to me), to be the wife of the within named ____ who, being examined separate and apart from the husband, touching her signature to the within ____, 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 ____ day of ____, A. D., 19____.

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 8th day of ~~July~~ August, 19 49, and was recorded in Volume 137, Record of Deeds, Page 400 on the 8th day of August, 19 49.

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