

HF 307

(\$1.10 Federal Stamps Cancelled on this Deed)

19723 ROBERTS & SON, BIRMINGHAM

W.J. Bailey & wife Eunice F. Bailey

TO

J.A. Brown

THE STATE OF ALABAMA
SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That for and in Consideration of.....

Nine Hundred & No/100

DOLLARS

to the undersigned grantors W.J. Bailey and wife, Eunice F. Bailey,

in hand paid by J.A. Brown

the receipt whereof is acknowledged we the said W.J. Bailey and wife, Eunice F. Bailey

do grant, bargain, sell and convey unto the said J.A. Brown

the following described real estate, to-wit: That certain lot, or parcel of land situated in the Town of Montevallo, Alabama, described as commencing at the point of intersection of the south line of Commerce Street with the Westerly line of Cedar Street, run thence in a Southerly direction along the Westerly margin of Cedar Street a distance of 208 feet to the point of beginning of the lot herein described and conveyed; From said point of beginning continue in a Southerly direction along the Westerly margin of Cedar Street a distance of 60 feet; thence turn an angle to the right in a Westerly direction for a distance of 161 feet; thence turn an angle to the right in a Northwardly direction and parallel with Cedar Street a distance of 48 feet; thence turn an angle to the right in an Easterly direction and parallel with Commerce Street for a distance of 161 feet to the point of beginning said lot being located on the Easterly side of Square No. 8, sometimes referred to as Block No. 8, according to survey and Plat of Lots made by Seaman D. Brown for John P. Figh in February, 1853 of a portion of the Northwest quarter of Section 3, Township 24, Range 12 East, lying near the Southern Depot in the Town of situated in Shelby County, Alabama. Montevallo, Alabama.

To Have and to Hold, To the said

J.A. Brown, his

heirs and assigns forever.

And we do, for ourselves and for our heirs, executors and administrators, covenant with the said J.A. Brown, his 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 J.A. Brown, his heirs and assigns forever, against the lawful claims of all persons.

In Witness Whereof, we have hereunto set our hands and seal, this 26th day of September, 1949.

Witnesses:

W.J. Bailey

(Seal)

Eunice F. Bailey

(Seal)

(Seal)

(Seal)

THE STATE OF ALABAMA, SHELBY COUNTY

I, Mary Lee Mahaffey

a Notary Public in and for said County, in said State, hereby certify that W.J. Bailey and wife, Eunice F. Bailey whose name(s) 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 26th day of September, A.D. 1949.

Mary Lee Mahaffey, Notary Public, Shelby County, Alabama.

NOTARIAL SEAL

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 September, A.D. 1949.

THE STATE OF ALABAMA, SHELBY COUNTY

I, Mary Lee Mahaffey

a Notary Public, in and for said County, in said State, do hereby certify that on the 26th day of September, 1949, came before me the within named Eunice F. Bailey known to me (or made known to me), to be the wife of the within named W.J. Bailey 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 26th day of September, A.D. 1949.

Mary Lee Mahaffey, Notary Public, Shelby County, Alabama

NOTARIAL SEAL

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 5th day of October, 1949, and was recorded in Volume 137, Record of Deeds, Page 538 on the 8th day of November, 1949.

Recording Fee, \$1.25

L.C. Walker, Judge of Probate