

3210

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\$.55 Federal Stamps cancelled on this Deed

WARRANTY DEED—FORM 106

ZAC SMITH CO., BIRMINGHAM

The State of Alabama

Shelby COUNTY

Know All Men by These Presents, That in consideration of

One dollar and other valuable consideration DOLLARS

to the undersigned grantor K.B. Nickerson and wife Lois Nickerson

in hand paid by John A. (Jack) Griffin and wife Lillian Griffin

the receipt whereof is acknowledged and the said

K.B. Nickerson and wife Lois Nickerson

do grant, bargain, sell and convey unto the said

John A. (Jack) Griffin and wife Lillian Griffin

the following described real estate, to-wit

Beginning at the N.E. corner of Section 2, Township 21, Range 3 West, thence running West 395 ft.; thence in a Southerly direction parallel with Birmingham and Montgomery Highway 112 ft. to point of beginning. Thence in a South West direction 102 ft. to North line of John A. (Jack) Griffin lot in Alabaster, Alabama; thence in an Easterly direction on John A. (Jack) Griffin's North line 162 ft.; thence in a Northerly direction parallel with Birmingham and Montgomery Highway 8 ft. to point of beginning.

situated in Shelby County, Alabama.

To Have and to Hold, To the said John A. (Jack) Griffin and wife Lillian Griffin

heirs and assigns forever.

And we do, for ourselves and for our heirs, executors and administrators, covenant with the said John A. (Jack) Griffin and wife Lillian Griffin

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 for our heirs, executors and administrators, shall warrant and defend the same to the said John A. (Jack) Griffin and wife Lillian Griffin

heirs and assigns forever, against the lawful claims of all persons.

In Witness Whereof, we have hereunto set our hands and seals, this 26th.

day of May, 1951.

WITNESSES:

K.B. Nickerson (Seal.)
Lois Nickerson (Seal.)
(Seal.)
(Seal.)

THE STATE OF ALABAMA,

Shelby County

I, C.V. Moore

a Notary Public in and for said County, in said State, hereby
 certify that K.B. Nickerson and wife Lois Nickerson
 whose names are signed to the foregoing conveyance, and who are known to me,
 acknowledge before me on this day, that, being informed of the contents of this conveyance, have
 executed the same voluntarily on the day the same bears date.

Given under my hand and seal, this 26 th day of May A. D. 1951

C. V. Moore
 A Notary Public

THE STATE OF ALABAMA,

Shelby County

I, C.V. Moore

a Notary Public in and for said County, in said State, hereby
 certify that Lois Nickerson, 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, this _____ day of _____ A. D. 19 _____

THE STATE OF ALABAMA,

Shelby County

I, C.V. Moore

a Notary Public in and for said County, in said State, do hereby
 certify that on the 26th day of May 1951, came before me the
 within named Lois Nickerson known to me (or made known to me),
 to be the wife of the within named K.B. Nickerson
 who, being examined separate and apart from the husband, touching her signature to the within _____
 has _____, 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 May A. D. 19 51

C. V. Moore
 A Notary Public

STATE OF ALABAMA, SHELBY COUNTY * I, L.C. Walker, Judge of Probate, hereby certify that the within
 Deed was filed for record the 1 day of June 19 51 at 10 A M. and recorded in Deed
 Record Page 234 and the Mortgage Tax of _____ Deed Tax of 50 has been paid.
 L.C. Walker Judge of Probate