

#4043

\$4.95 Federal Stamp cancelled
on this deed

Value 4,500.⁰⁰

BOOK 147 PAGE 301

STATE OF ALABAMA,)
SHELBY COUNTY.....)

KNOW ALL MEN BY THESE PRESENTS, THAT in consideration of ONE & NO/100 DOLLARS and other valuable consideration, to the undersigned grantor, Madeline Smith, an unmarried woman, in hand paid by Epsa Ethel Oakes, the receipt whereof is hereby acknowledged, I, the said Madeline Smith, an unmarried woman, do grant, bargain, sell, and convey unto the said Epsa Ethel Oakes the following described real estate, situate in the County of Shelby, State of Alabama, to wit:

The Bank building in the Town of Vincent, Alabama, formerly owned by the Citizens State Bank, at Vincent, Alabama, together with the lot upon which the same is situated, and which said lot is more particularly described as follows: Beginning on the East margin of Coosa Valley Road in the Town of Vincent, Alabama, at a point six (6) inches from the Northwest corner of the G.W. Holmes brick store building now occupied by McGraw Brothers, and running thence parallel with the Coosa Valley Road and along the East margin thereof in a Northerly direction, a distance of 24 feet from said point of beginning; run thence East along the line of a certain lot sold by Citizens State Bank to J.C. Embry, for a distance of 200 feet; run thence South along the lots of McGraw Brothers, a distance of 24 feet; run thence West along the McGraw Brothers lot a distance of 200 feet to the point of beginning, and being a part of the Northwest Quarter of the Northwest Quarter of Section 14, Township 19, Range 2 East, in Shelby County, Alabama.

Also, all of the store fixtures now in anywise connected with the store building on the last above described lot.

Also, that certain lot or parcel of land in the Town of Vincent, Alabama, and formerly known as the Schoolhouse tract of land, and described as beginning at the Northwest corner of what was formerly known as the Ed Walton Lot, which said corner is 174 feet Northwest of the intersection of the East right of way line of the Central of Georgia Railway Company with the East line of the Southeast Quarter of the Southeast Quarter of Section 10, Township 19, Range 2 East, and running thence in a Northwesterly direction along the East right of way line of said Central of Georgia Railroad Company, a distance of 420 feet; run thence East 234 feet; run thence North 141 feet; run thence East 141 feet to the Section line of said Section 10; run thence South along said Section line a distance of 615 feet to the Northeast corner of the said Ed Walton Lot; run thence West along the said Ed Walton Lot a distance of 108 feet to the point of beginning, and containing 3 acres, more or less, and situated in the Southeast Quarter of the Southeast Quarter of Section 10, Township 19, Range 2 East, in the Town of Vincent, in Shelby County, Alabama.

All situated in Shelby County, Alabama.

TO HAVE AND TO HOLD, to the said Epsa Ethel Oakes, and unto her heirs and assigns forever.

And I do, for myself, and for my heirs, executors, and administrators, covenant with the said Epsa Ethel Oakes and her heirs and assigns, that I am lawfully seized in fee simple of the 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 Epsa Ethel Oakes and unto her heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set my hand and seal, this the _____ day of June, 1951.

Madeline Smith (SEAL).
(Madeline Smith).

WITNESS:

STATE OF ALABAMA, X
SHELBY COUNTY.....X

I, J. H. McManis, Justice of the Peace, a ~~Notary Public~~, in and for said County, in said State, hereby certify that Madeline Smith, an unmarried woman, 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 the 7 day of June, 1951.

J. H. McManis
Justice of the Peace, Shelby County, Alabama.

Filed in the office of the Probate Judge on the 25 day of July, 1951 at 10 o'clock A. M.
and recorded in Deed Book 147 Page 301 this 25 day of July, 1951.
Deed Tax 4.50 Mortgage Tax _____ has been paid.

L.C. Walker, Judge of Probate