

4915

BOOK 148 PAGE 348

WARRANTY DEED—Form 43-A (Rev. Aug., 1945)

ROBERTS & SON, BIRMINGHAM

The State of Alabama )  
Shelby COUNTY )

Know All Men by These Presents, That in consideration of Fifty and No/100 DOLLARS

to the undersigned grantor McGraw Brothers a partnership

in hand paid by J.F.McGraw Estate

the receipt whereof is acknowledged by the said McGraw Brothers J.F. and S.E. McGraw

do grant, bargain, sell and convey unto the said J.F.McGraw Sr Estate

the following described real estate, to-wit One lot in Vincent, Ala more fully described as follows to wit;- Commenceing at the North West corner of S. E. McGraw lot run west 100 feet, thence south along College Street 106 feet, thence East 100 feet, thence north 106 feet to point of beginning. situated in the North East Quarter of the North East Quarter, of Section 15, Township, 19, Range 2 East.

situated in Shelby County, Alabama.

To Have and to Hold, To the said J.F.McGraw Sr Estate

heirs and assigns forever.

And We do, for Ourselves and for Our heirs, executors and administrators, covenant with the said J. F. McGraw Estate

heirs and assigns, that We are lawfully seized in fee simple of said premises; that they are free from all encumbrances; that We do 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. F. McGraw Sr Estate

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

In Witness Whereof, We have hereunto set our hand s and seal s, this 17th day of June, 19 48.

WITNESSES:

*Robertson*

*James McGraw*  
*Agnes McGraw*  
*Willard S. McGraw*  
(Seal.)  
(Seal.)  
(Seal.)  
(Seal.)

The State of Alabama, }  
 Shelby County }

I, A. W. Tucker

a Justice of the Peace

in and for said County, in said State, hereby

certify that S. E. McGraw for McGraw Brothers, and Willett McGraw

whose name S. E. McGraw 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 and seal, this 17th day of June A. D. 19 48

A. W. Tucker  
 Justice of the Peace

The State of Alabama, }  
 County }

I, \_\_\_\_\_

in and for said County, in said State, hereby

certify that \_\_\_\_\_, 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. W. Tucker

a Justice of the Peace

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

certify that on the 17th day of June 19 48, came before me the within named Signa McGraw known to me (or made known to me),

to be the wife of the within named S. E. McGraw Sr

who, being examined separate and apart from the husband, touching her signature to the within conveyance

and that she \_\_\_\_\_, 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 17th day of June A. D. 19 48

A. W. Tucker  
 Justice of the Peace.

Filed in the Office of the Probate Judge on the 1 day of Oct 19 48 at 10 o'clock PM  
 and recorded in Deed Book 148 Page 348 this 2 day of Oct 19 48.  
 Deed Tax .20 Mortgage Tax \_\_\_\_\_ has been paid.

L.C. Walker, Judge of Probate