

2516

\$ 2.75 Federal Stamp

BOOK 152 PAGE 285

WARRANTY DEED.

The State Of Alabama }
County }

See entry

Know All Men by These Presents, That in consideration of Twenty-three Hundred
and no/100 DOLLARS

to the undersigned grantor s. N. Mooney and wife Mary Alice Mooney and Nathan L. Mooney, Jr.
in hand paid by Leo W. Foster and wife Mary Etta Foster

the receipt whereof is acknowledged We the said N. Mooney and wife Mary
Alice Mooney and Nathan L. Mooney, Jr., an unmarried man

do grant, bargain, sell and convey unto the said Leo W. Foster and wife Mary Etta Foster,
share and share alike, for and during their joint lives with remainder
over to the survivor, his or her heirs in fee simple,

the following described real estate situated in Shelby County, Ala., to-wit: Commencing at
the point of intersection of the South line of Depot Street with the
center line of the L & N Railroad in the town of Columbiana, Alabama,
and run along said street South 55° 50' East 225 feet; thence con-
tinue along said street South 62° East 200 feet for point of beginning;
thence continue along said street South 65° East 97 feet; thence South
18° 30' West 100 feet; thence turn an angle of 90° to the right and
run 116 feet, more or less to a ditch; run thence along said ditch
North 4° 35' East 4.2 feet; thence continue along said ditch North
25° 20' East 64.2 feet; thence continue along said ditch North 39°
40' East 49.2 feet to point of beginning, being situated in the North-
east Quarter of the Northeast Quarter of Section 26, Township 21,
Range 1 West.

It is agreed and understood that there is excepted from the
above described lot, a strip of even width of 10 feet along the East
side of said lot for a road way to be used jointly as a road or drive
way by grantors and/or grantees, their heirs and assigns, and by the
general public when and if the town of Columbiana should open a
street along said drive way.

To Have and to Hold, To the said Leo W. Foster and wife Mary Etta Foster, share and share alike, for and during their joint lives with remainder over to the survivor, his or her

heirs and assigns forever.

And we do, for ourselves and for our heirs, executors and administrators, covenant with the said Leo W. Foster and wife Mary Etta Foster, their heirs and assigns, that we are lawfully seized in fee simple of said premises; that they are free from all incumbrances; 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 Leo W. Foster and wife Mary Etta Foster, their

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

In Witness Whereof, we have hereunto set our hand and seal, this 28th day of March, 1952.

WITNESSES:
S. A. Lokey

N. L. Mooney (Seal.)
Mrs. Mary Alice Mooney (Seal.)
Nathan L. Mooney, Jr. (Seal.)

The State Of Alabama
SHELEY County

I, S. A. Lokey,

a notary public for State of Alabama at Large in and for said County, in said State, hereby certify that N. L. Mooney and wife Mary Alice Mooney and Nathan L. Mooney, Jr., an unmarried man whose names 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 28th day of March, A. D. 1952.

S. A. Lokey
Notary Public

Filed in the office of the Probate Judge on the 28 day of Mar 19 52 at 8 o'clock M
and recorded in Book 152 Page 263 this 2 day of Apr 19 52.
Deed Tax .50 Mortgage Tax has been paid.
L.C. Walker, Judge of Probate

a in and for said County, in said State, hereby certify that
subscribing witness to the foregoing conveyance, known