

3764

Form 43-1—WARRANTY DEED (Rev. Sept., 1945) ..

and for Sale by Roberts & Son, Printers, Birmingham

THE STATE OF ALABAMA }

SHELBY County }



Know All Men by These Presents, That in consideration of

ONE THOUSAND AND NO/100 (\$1,000.00) DOLLARS

to the undersigned grantor Norman Lefkovits and wife, Sonya Lefkovits

in hand paid by R. R. Joiner

the receipt whereof is acknowledged we the said

Norman Lefkovits and Sonya Lefkovits

do grant, bargain, sell and convey unto the said

R. R. Joiner

the following described real estate, to-wit: That certain lot of land situated on the South side of Sterrett Street in the Town of Columbiana, Alabama, and described as follows, to-wit: Commencing at the Southwest corner of Section 24, Township 21, South, Range 1 West, and run thence North 03 degrees West a distance of 260.5 feet; run thence North 85 degrees and 6 minutes East a distance of 122.85 feet to the point of beginning: Run thence North 85 degrees and 6 minutes East a distance of 80 feet; run thence North 9 degrees and 20 minutes West a distance of 258.98 feet, more or less, to the South line of Sterrett Street; run thence South 83 degrees and 42 minutes West, a distance of 80 feet along the South side of Sterrett Street; run thence South 9 degrees and 20 minutes East a distance of 253.18 feet to the beginning point, and all situated in the Town of Columbiana, Alabama.

The grantee herein assumes and agrees to pay any assessment or lien of the Town of Columbiana on said land,

To Have and to Hold, To the said R. R. Joiner, his

heirs and assigns forever.

And we do, for ourselves and for our heirs, executors and administrators,

covenant with the said R. R. Joiner, his

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

R. R. Joiner, his

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:

Norman Lefkovits (Seal.)
Sonya Lefkovits (Seal.)

THE STATE OF ALABAMA

SHELBY

County

I, Wales W. Wallace, Jr.,

a Notary Public for the State of Alabama at large

~~in and for said County, in said State,~~hereby certify that Norman Lefkovits and wife, Sonya Lefkovitswhose 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 MayA. D. 19 51Wales W. Wallace, Jr.
Notary Public for the State of Alabama at large

THE STATE OF ALABAMA

County

I, _____

a _____ 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 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 the _____ day of _____

A. D. 19 _____

THE STATE OF ALABAMA

SHELBY

County

I, Wales W. Wallace, Jr.,

a Notary Public for the State of Alabama at large

~~in and for said County, in said State,~~ hereby certify thaton the 26th day of May, 19 51, came before me the within namedSonya Lefkovits known to me (or made known to me) to be the wife of thewithin named Norman Lefkovits who, being examined separate

and apart from the husband touching her signature to the within conveyance 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

MayA. D. 19 51.Wales W. Wallace, Jr.
Notary Public for the State of Alabama at large

Filed in the office of the Probate Judge on the 11 day of July 1952 at 8 o'clock A
 and recorded in Deed Book 124 Page 98 this 15 day of July 1952.
 Deed Tax 1.00 Mortgage Tax — has been paid.

L.C. Walker, Judge of Probate