

4204

9.35 Fed Stamps

8500.00

WARRANTY DEED

BOOK 155 PAGE 59

STATE OF ALABAMA

SHELBY & BIBB COUNTIES

KNOW ALL MEN BY THESE PRESENTS, That in consideration of One Thousand Dollars and other good and valuable consideration, to the undersigned grantors, Jonnie C. Fancher, a widow; Burr B. Fancher and wife, Lilla E. Fancher; P. D. Fancher, a divorced man; Archie N. Vineyard and husband, Carl D. Vineyard; with Sarah F. Strong, now deceased, being the sole and surviving heirs at law of P. H. Fancher, deceased, in hand paid by C. J. Tucker, the receipt whereof is acknowledged, we the said Jonnie C. Fancher, a widow; Burr B. Fancher and wife, Lilla E. Fancher; P. D. Fancher, a divorced man; Archie N. Vineyard and husband, Carl D. Vineyard, do grant, bargain, sell and convey unto the said C. J. Tucker our undivided four-fifths interest in and to the following described real estate, to-wit:

W $\frac{1}{2}$ of SE $\frac{1}{4}$ except that part lying southeast of the right of way of the Southern Railway Company;
Also all that part of E $\frac{1}{2}$ of the SW $\frac{1}{4}$ lying south and east of old Montevallo and Centerville dirt road;
Also all that part of SE $\frac{1}{4}$ of NW $\frac{1}{4}$ lying south and east of old Montevallo and Centerville dirt road, all being in Section 18, Township 24, Range 12 East;
Also all that part of the NE $\frac{1}{2}$ of SE $\frac{1}{4}$ of Section 13, Township 24, Range 11 East lying south and east of old Montevallo and Centerville dirt road;
all being situated in Shelby County, Alabama.
Mineral and mining rights excepted.

Also all that part of the SE $\frac{1}{4}$ of the SE $\frac{1}{4}$ lying south of the old Montevallo and Centerville dirt road;
Also all that part of SW $\frac{1}{4}$ of SE $\frac{1}{4}$ lying south of the old Montevallo and Centerville dirt road except a strip of land of uniform width being 338 $\frac{1}{2}$ feet wide off the west side of said forty acres;
all being situated in Section 13, Township 24 North, Range 11 East, Bibb County, Alabama.
Mineral and mining rights excepted.

The lands hereinabove described in both Shelby and Bibb Counties being all the lands belonging to the P.H. Fancher Estate.

There is excepted herefrom the right of way of Alabama Highway No. 25 across said land, along with all other Transmission Line Permits and other Easements heretofore recorded in the counties in which said land is situated.

TO HAVE AND TO HOLD, To the said C. J. Tucker, his heirs and assigns, forever.

And we do, for ourselves and for our heirs, executors and administrators, covenant with the said C. J. Tucker, his 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 our heirs, executors and administrators shall warrant and defend the same to the said C. J. Tucker, his heirs and assigns, forever, against the lawful claims of all persons.

In Witness Whereof, we have hereunto set our hands and seals,
this 11 day of February, 1952.

Jonnie C. Fancher
Jonnie C. Fancher

Burr B. Fancher
Burr B. Fancher

Lilla E. Fancher
Lilla E. Fancher

P. D. Fancher
P. D. Fancher

Archie M. Vineyard
Archie M. Vineyard

Carl D. Vineyard
Carl D. Vineyard

STATE OF ALABAMA

BOOK 155 PAGE 61

SHELBY COUNTY

I, O. J. Gray, a Notary Public in and for said County, in said State, hereby certify that Jonnie C. Fancher, a widow, 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 the conveyance, she executed the same voluntarily on the day the same bears date.

Given under my hand this 25 day of March, 1952.

My Commission Expires March 15-1953

O. J. Gray
Notary Public

STATE OF ALABAMA

Dallas COUNTY

I, W. R. Long, a Notary Public in and for said County, in said State, hereby certify that Burr B. Fancher and wife, Lilla E. Fancher, 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 the conveyance, they executed the same voluntarily on the day the same bears date.

Given under my hand this 25 day of March, 1952.

My Commission Expires
Sept. 5, 1954

W. R. Long
Notary Public

STATE OF KENTUCKY

WEBSTER COUNTY

I, Shirley S. Ramsey, a Notary Public in and for said County, in said State, hereby certify that P. D. Fancher, a divorced man, 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 the conveyance, he executed the same voluntarily on the day the same bears date.

Given under my hand this 20 day of March, 1952.

Shirley S. Ramsey
Notary Public
my Commission expires 5-12-55

STATE OF TENNESSEE

MADISON COUNTY

I, Mrs. Susan Ruess, a Notary Public in and for said County in said State hereby certify that Archie N. Vineyard and husband, Carl D. Vineyard, 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 the conveyance, they executed the same voluntarily on the day the same bears date.

Given under my hand this 11 day of January, 1952

Mrs. Susan Ruess
Notary Public

*my commission expires
May 11, 1954.*