

262

55 Federal Stamp

BOOK 156 PAGE 380

4-10-46

CORPORATION WARRANTY DEED—TITLE GUARANTEE & TRUST CO., BIRMINGHAM, ALABAMA

State of Alabama

Shelby

County

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of Four Hundred, Fifty (\$450.00) Dollars to the undersigned grantor, Leonard & Company, Inc. a corporation, in hand paid by Lorraine Blankenship the receipt whereof is acknowledged, the said Leonard & Company, Inc.

does by these presents, grant, bargain, sell, and convey unto the said Lorraine Blankenship

the following described real estate, situated in Shelby County, Alabama, to-wit:

Begin at a point on the east right-of-way of highway No. 31 where south right-of-way of Pelham Street intersects said right-of-way, thence south 12 deg. 30' east along said right-of-way 200 feet to point of beginning, continue along said right-of-way 12 deg. 30' east 100 feet; thence east 493 feet; thence north 34 deg. 30' east 124.7 feet; thence west 600 feet to point of beginning, containing 1.30 acres more or less, situated in the SW¹/₄ of Section 13, Township 20, South Range 3, West, in Shelby County, Alabama; subject to all easements of record.

TO HAVE AND TO HOLD said property unto the said Lorraine Blankenship, her heirs and assigns, forever.

And said Leonard & Company, Inc.

does for itself, its successors

and assigns, covenant with said Lorraine Blankenship, her heirs and assigns, that it is lawfully seized in fee simple of said premises, that they are free from all encumbrances,

that it has a good right to sell and convey the same as aforesaid, and that it will, and its successors and assigns shall, warrant and defend the same to the said Lorraine Blankenship, her

heirs, executors and assigns forever, against the lawful claims of all persons. Subject to all taxes now due or to become due on the within described real estate.

IN WITNESS WHEREOF, The said Leonard & Company, Inc.

has hereunto set its

signature by Edmund Leonard its President, who is duly authorized, and has caused the same to be attested by its Secretary, on this 3 / day of January 1952

ATTEST:

LEONARD & COMPANY, INC.

State of Alabama

Jefferson

County

I, Bessie G Brooks, a Notary Public in and for said county in said state, hereby certify that Edmund Leonard, whose name as President of the Leonard & Company, Inc., a corporation, 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, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation.

Given under my hand and official seal, this the 3 / day of January 1952.

Bessie G Brooks
Notary Public.

Filed in the office of the Probate Judge on the 13 day of Nov 19 52 at 8 o'clock P M
and recorded in Deed Book 156 Page 380 this 2 day of Nov 19 52.
Deed Tax - 50 Mortgage Tax has been paid.
L.C. Walker, Judge of Probate