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BOOK 158 PAGE 57

6M-7-52

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

(J)

State of Alabama

SHELBY  
~~XXXXXXX~~

County

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Five and No/100 ----- DOLLARS

to the undersigned grantor s, Lorraine Stubbs Hardin and John C. Hardin

in hand paid by T. W. Stubbs and Mabel Stubbs

the receipt whereof is acknowledged we the said Lorraine Stubbs Hardin and husband, John C. Hardin

do grant, bargain, sell and convey unto the said T. W. Stubbs and Mabel Stubbs, the mineral and mining rights and privileges incident thereto in and to-----

the following described real estate, situated in Shelby

County, Alabama, to-wit:

Commence at the Southeast corner of SE $\frac{1}{4}$  of NE $\frac{1}{4}$  of Section 2, Township 20 South, Range 3 West, and run North along the East boundary of said quarter-quarter section for a distance of 663.4 feet to the point of beginning; thence continue North along the East boundary of said quarter-quarter section for a distance of 331.7 feet to a point; thence on an angle of 87° 58' left run for a distance of 647.4 feet to a point on the Southeast right of way of Helena Highway; thence Southwesterly along right of way of highway for a distance of 405 feet, more or less, to a point; thence run East for a distance of 888.15 feet to point of beginning. All of the herein described property being in the SE $\frac{1}{4}$  of NE $\frac{1}{4}$  of Section 2, Township 20 South, Range 3 West, in Shelby County, Alabama.

It is the intention of the grantors herein to reconvey the mineral and mining rights to the above described property, to the grantees herein, as it was intended to reserve the mineral and mining rights when the above described property was conveyed to Lorraine Stubbs Hardin.

TO HAVE AND TO HOLD, To the said T. W. Stubbs and Mabel Stubbs, their heirs and assigns forever.

And we do, for ourselves and for our heirs, executors and administrators, covenant with the said T. W. Stubbs and wife, Mabel Stubbs

heirs and assigns, that we are lawfully seized in fee simple of said premises; that they are free from all encumbrances; except current state, county and city taxes which grantees assume; and except as mentioned above;

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

T. W. Stubbs and Mabel Stubbs, their heirs, and assigns forever against the lawful claims of all persons.

In Witness Whereof, we have hereunto set our hands and seal,s this 11th day of February, 1953

WITNESSES:

*A. A. Brewer*

*Lorraine Stubbs Hardin* (Seal.)  
Lorraine Stubbs Hardin  
*John C. Hardin* (Seal.)  
John C. Hardin  
\_\_\_\_\_(Seal.)  
\_\_\_\_\_(Seal.)



State of ALABAMA  
JEFFERSON COUNTY }

I, Albert A. Brown, a Notary Public in and for said ~~County, in said State,~~ <sup>State-at-large</sup>  
hereby certify that Lorraine Stubbs Hardin and husband, John C. Hardin  
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 and official seal this 11th day of February, ~~January,~~ 1953

*Albert A. Brown*  
Notary Public

STATE OF ALABAMA  
COUNTY OF Jefferson

I, Albert A. Brown, a Notary Public in and for  
said ~~County, in said State,~~ <sup>State-at-large</sup> hereby certify that on the 11th day of ~~January,~~ <sup>February</sup> 1953  
came before me the within named Lorraine Stubbs Hardin, known to me to be the wife  
of the within named John C. Hardin 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, and without fear, threats or constraints  
on the part of the husband.

Given under my hand and official seal, this the 11th day of  
~~January,~~ <sup>February</sup> 1953.

*Albert A. Brown*  
Notary Public

STATE OF ALABAMA  
SHELLEY COUNTY  
I hereby certify that  
has been paid of the  
in instrument as required  
by law.  
L. C. WALKER,  
JUDGE OF PROBATE

Filed in the office of the Probate Judge on the 16 day of Feb 1953 at 8 O'clock P. M.  
and recorded in Deed Book 157 Page 57 this 17 day of Feb 1953  
Deed Tax- 50 Mortgage Tax — has been paid.

L.C. Walker, Judge of Probate