

3459

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

State of Alabama

Jefferson County

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of love and affection and One and No/100 (\$1.00) DOLLARS

to the undersigned grantor J.B.Osborne and wife, Nellie T. Osborne

in hand paid by Nellie T. Osborne

the receipt whereof is acknowledged we the said J.B.Osborne and wife, Nellie T. Osborne

do grant, bargain, sell and convey unto the said Nellie T. Osborne

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

The Southwest quarter of Northeast quarter of Southeast quarter, and all that part of the South half of Northwest quarter of Southeast quarter which lies East of the right of way of the Florida Short Route Highway, all in Section 5, Township 19, Range 1 West. Subject to Road right of way along North 30 feet of above described land.

TO HAVE AND TO HOLD, To the said Nellie T. Osborne, her

heirs and assigns forever.

And we do, for ourselves and for our heirs, executors and administrators, covenant with the said Nellie T. Osborne, her

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 Nellie T. Osborne, her

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

In Witness Whereof, we have hereunto set our hand and seal, this 18 day of May 1953.

WITNESSES: [Signature]

[Signature] (Seal.)
[Signature] (Seal.)

State of Alabama

Jefferson COUNTY

I, G.A. PETITT, JR, a Notary Public in and for said County, in said State,

hereby certify that J.B.Osborne and wife, Nellie T. Osborne 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 18 day of May 1953

[Signature] Notary Public

Filed in the office of the Probate Judge on the 19 day of May '53 at 8 o'clock P. M. and recorded in Book 160 Page 327 this 21 day of May 1953. Deed Tax - 50 Mortgage Tax has been paid.

L.C. Walker, Judge of Probate