

4516

1265 Federal Hwy

162 PAGE 48

WARRANTY DEED

STATE OF ALABAMA }  
Shelby County

KNOW ALL MEN by these presents, that in consideration of Eleven Thousand fifty & No/100 DOLLARS  
to the undersigned grantor, Montevallo Development Company, Incorporated a Corporation, in hand paid by Rebecca J. McGaughy  
the receipt whereof is acknowledged, the said Montevallo Development Company, Incorporated a Corporation, does grant,  
bargin, sell, and convey unto the said Rebecca J. McGaughy  
the following described property, situated, lying, and being in the Town of Montevallo, in the County of  
Shelby, State of Alabama: Lot No. 12, Block No. 5, Arden Subdivision, Town of Monte-  
vallo, Shelby County, Alabama, as recorded in the Office of Judge of Probate,  
Shelby County, Alabama in Map Book 3, Page 64.

all according to Arden Subdivision to the Town of Montevallo, Alabama, and subject to the restrictions  
and covenants heretofore made by the Montevallo Development Company in the use of said lands heretofore  
made and which is shown of record in Deed Book 139, on page 269, in the office of the Judge of Probate of  
Shelby County, Alabama, all situated in Shelby County, Alabama.

TO HAVE AND TO HOLD to the said Rebecca J. McGaughy  
her, heirs and assigns forever.

And Montevallo Development Company, Incorporated, a corporation  
covenants and agrees with the said Rebecca J. McGaughy her  
heirs and assigns,  
that it is lawfully seized in fee simple of said premises; that said premises are free from all encumbrances; that  
it has a good right to sell and convey the same, as aforesaid; that it will, and its successors and assigns will  
forever warrant and defend the title to said lands and the possession thereof unto the said Rebecca J. McGaughy her  
heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said Montevallo Development Company, a Corporation, has caused this  
deed to be executed in its name by R. E. Whaley, as its President, and attested by F. H. Frost, as its Secretary,  
and its Corporate Seal to be affixed on this, the 20th day of August, 1953.

ATTEST:  
F. H. Frost  
Secretary

Montevallo Development Company, Incorporated  
A Corporation  
By R. E. Whaley  
its President

RETURN TO  
TRUST DEPARTMENT  
NATIONAL BANK  
BIRMINGHAM, ALA.

STATE OF ALABAMA }  
Shelby County

I, John Foshee, a Notary Public,  
in and for said County, in said State, hereby certify that R. E. Whaley, whose name as President of the  
Montevallo Development Company, Incorporated 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 this 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 20th day of August, 1953.

J. Foshee  
Notary Public, Shelby County, Alabama

1.50  
70 p. 00

Filed in the office of the Probate Judge on the 23 day of Aug. 1953 at 8 o'clock AM  
and recorded in Deed Book 162 Page 48 this 26 day of Aug 1953.  
Deed Tax 11.50 Mortgage Tax \_\_\_\_\_ has been paid.  
L.C. Walker, Judge of Probate

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