

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

State of Alabama

Shelby

County

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Twelve Hundred & no/100-----DOLLARS

to the undersigned grantor Ruby McLane Shaw

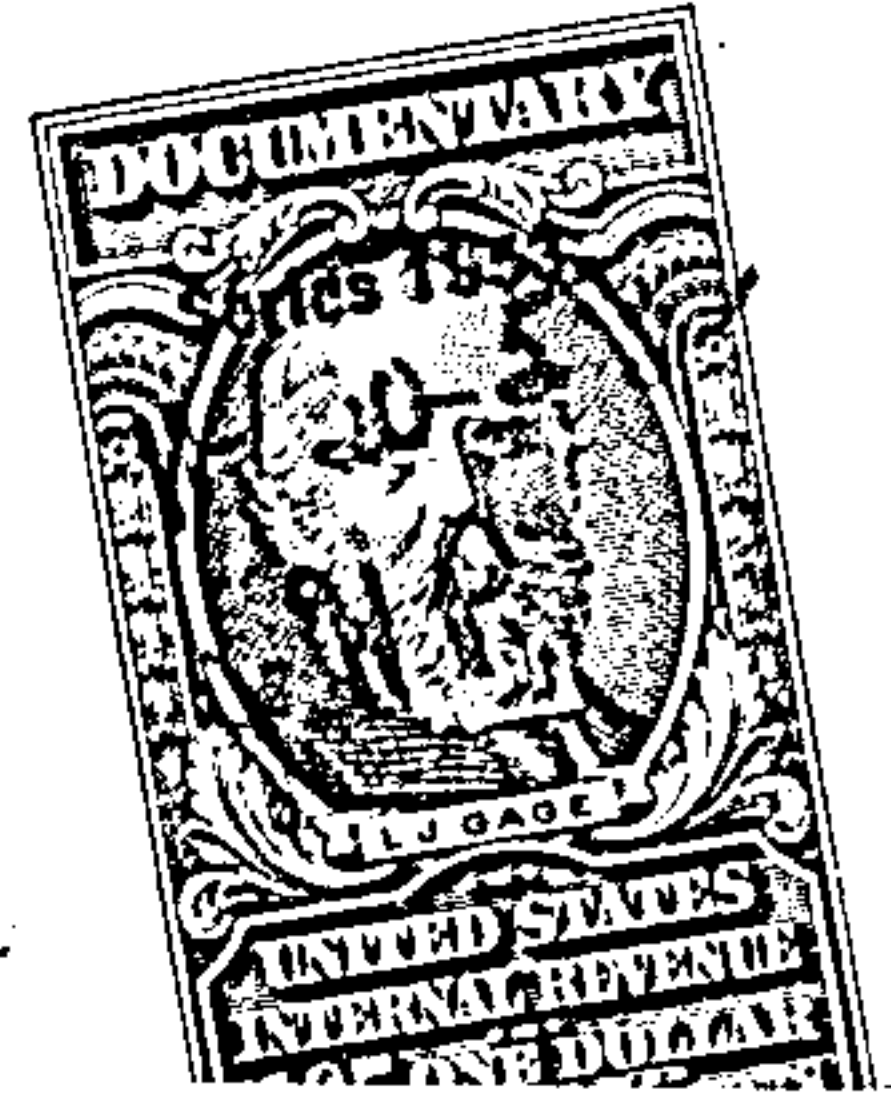
in hand paid by J. H. Pratt

the receipt whereof is acknowledged we the said Ruby McLane Shaw and husband P. B. Shaw

do grant, bargain, sell and convey unto the said J. H. Pratt

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

Beginning at a point North 88 deg. 15 min. East 630.0' of the Northwest Corner of the NW $\frac{1}{4}$ of the SE $\frac{1}{4}$ of Section 12, Township 21S, Range 3, West and running North 88 deg. 15 min. East 224.0'; thence South 1 deg. 30 min. East 966.0' to east boundary of the Birmingham-Montgomery Highway (US31); thence 67 deg. 10 min. West along said boundary of said highway 293.0'; thence North 1 deg. 40 min. East 846.0 feet to point of beginning, and containing 5.58 acres, more or less, and situated in the NW $\frac{1}{4}$ of the SE $\frac{1}{4}$ of Sec. 12, Township 21 S, Range 3 West in Shelby County, Alabama



TO HAVE AND TO HOLD, To the said J. H. Pratt, his

heirs and assigns forever.

And we do, for ourselves and for our heirs, executors and administrators, covenant with the said J. H. Pratt, 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 J. H. Pratt, his

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

In Witness Whereof, we have hereunto set our hand/s and seal/s
this 26th day of July, 1953

WITNESSES:

Ruby McLane Shaw (Seal.)
P. B. Shaw (Seal.)

State of

ALABAMA

SHELBY

COUNTY

I, Handy Ellis, a Notary Public for the State of Alabama at Large, and for said County, in said State,

hereby certify that Ruby McLane Shaw and husband P. B. Shaw

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 28th day of July, 1953.

Handy Ellis
Notary Public State at Large Notary Public

Filed in the office of the Probate Judge on the 30 day of Nov 1953 at 8 o'clock
M. and recorded in Book 163 Page 402 this 30 day of Dec 1953.
Deed Tax 50 Mortgage Tax has been paid.

L.C. Walker, Judge of Probate