

891

Total 3500. OK 87
BOOK 163 PAGE 477

WARRANTY DEED—ELLIS, LINDBERGH & ELLIS, LAWYERS—BIRMINGHAM, ALABAMA.

State of Alabama

Shelby

County

Know All Men By These Presents,

That in consideration of Two Thousand (\$2000.00) Dollars and the execution ~~DOLLARS~~ of a purchase money mortgage of even date herewith in the principal sum of \$1500.00, payable in monthly installments of \$21.21 for seven years, to the undersigned grantor W. Guy Bagley and wife, Emily Worth Bagley

in hand paid by J. B. Moore and wife, Bertha Blankenship Moore,

the receipt whereof is acknowledged we the said W. Guy Bagley and wife, Emily Worth Bagley

do grant, bargain, sell and convey unto the said J. B. Moore and wife, Bertha Blankenship Moore

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

Part of the Northeast Quarter of the Northeast Quarter of Section 4 Township 20 Range 1 East, described as follows: Commence at the Northwest corner of said forty-acre tract and run thence East to the next corner; thence South to a ditch, known as Middle Ditch; thence in a Southwesterly direction to a pine stump and oak bush on the branch that runs from the starting point; thence up said branch to the starting point. Also,

Seven Acres in the Northwest corner of the Northwest Quarter of the Northwest Quarter of Section 3 Township 20 Range 1 East, more particularly described as follows: Commence at the Northwest corner of said section and run East to Yellow Leaf Creek; thence up said Yellow Leaf Creek Two Hundred (200) feet to Middle Ditch; thence Westerly up said ditch One Hundred and Sixty Three (163) yards; thence South One Hundred and Fifty Nine (159) yards; thence West Eighteen (18) yards to the Section Line. Also,

The Southeast Quarter of the Southeast Quarter of Section 33, Township 19 Range 1 East; containing forty (40) acres, more or less. Also,

A certain parcel of land in the extreme Southwest corner of the Northeast Quarter of the Southeast Quarter of Section 33, Township 19, South Range 1 East, more particularly described as follows: Commence at the Southwest corner of said forty-acre tract and run thence North along the Western boundary Line of said tract approximately 270 feet to the right of way of the county road; thence in a Southeasterly direction along the right of way of said road, a distance of approximately 450 feet to the Southern boundary line of said forty acre tract; thence Westerly along said Southern Boundary Line approximately 362 feet to the point of beginning, containing one acre, more or less. Said property is conveyed less rights of way.

TO HAVE AND TO HOLD, To the said J. B. Moore and wife, Bertha Blankenship Moore, their heirs and assigns forever.

And we do, for ourselves and for our heirs, executors and administrators, covenant with the said J. B. Moore and wife, Bertha Blankenship Moore, their

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. B. Moore and Wife, Bertha Blankenship Moore, 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 14th day of July, 1948.

WITNESSES:

J. B. Moore

W. Guy Bagley (Seal.)
Emily Worth Bagley (Seal.)
Emily Worth Bagley (Seal.)



State of Alabama 163 PAGE 178
Shelby COUNTY

I, J. H. Moore Justice of Peace a Notary Public in and for said County, in said State, hereby certify that W. Guy Bagley and wife, Emily Worth Bagley 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 14 day of July 19 48.

J. H. Moore As Notary Public
Justice of Peace

State of Alabama

Shelby COUNTY

I, J. H. Moore Justice of Peace a Notary Public in and for said County, in said State, do hereby certify that on the 14 day of July, 19 48, came before me the within named Emily Worth Bagley known to me to be the wife of the within named W. Guy Bagley 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, constraints, or threats on the part of the husband.

Given under my hand and official seal this the 14 day of July 19 48.

J. H. Moore As Notary Public
Justice of Peace

Filed in the office of the Probate Judge on the 4 day of Dec 19 53 at 8 o'clock P M
and recorded in Book 163 Page 422 this 10 day of Dec 19 53
Deed Tax 2.00 Mortgage Tax 2.25 has been paid.

L.C. Walker, Judge of Probate