

992

6M-7-52 BOOK 164 PAGE 3

1000

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

State of Alabama

Shelby, County

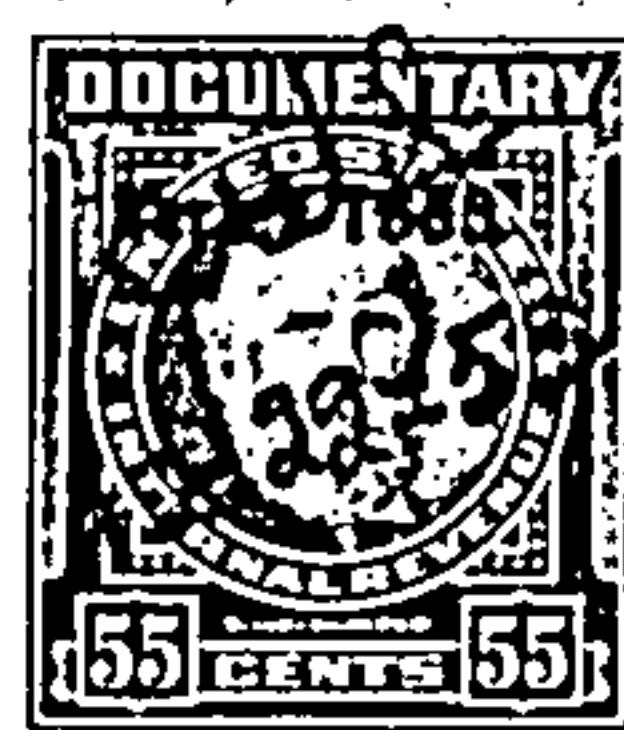
KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One and no/100----- DOLLARS,
and other good and valuable considerations
to the undersigned grantor Martha Frey, a married woman
in hand paid by Charles Way Sanders

the receipt whereof is acknowledged we the said Martha Frey, and Husband, M. J. Frey

do grant, bargain, sell and convey unto the said Charles W. Sanders

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



Commencing at the intersection of SE boundary of Main or Broad Street with the NE boundary of Middle Street in the town of Montevallo, Alabama, thence in a southeasterly direction along the NE side of Middle Street 148 feet to the point of beginning of the property herein conveyed, thence continue in a southeasterly direction along the NE side of Middle Street 50 feet, thence turn an angle of 90 degrees to the left and run parallel with main Street 150 feet, to the NE side of lot 36, thence turn an angle of 90 degrees to the left and run NW and parallel with middle Street and along the boundary line between lots 35 and 36 for 50 feet, thence turn an angle of 90 degrees to the left and run SW and parallel with main street 150 feet to the point of beginning facing 50 feet on middle Street and running back 150 feet and being a part of lots 36 and 37 of the original plan of Montevallo, Alabama, together with the Hotel building erected there-on and all improvements thereto. Included in the above sale is specifically the separate and several statutory rights of redemption now owned by the Grantor herein arising out of the foreclosure of that certain Mortgage given by the Grantor herein to G. W. Orton and recorded in Mortgage Book 224 at page 196 in the office of Judge Of Probate, Shelby County, Alabama, which Mortgage was foreclosed on the 16th day of February, 1953.

This conveyance is made subject to that certain Mortgage heretofore executed by G. W. Orton & wife, to E. L. Russell, said Mortgage being recorded in the office of Judge Of Probate of Jefferson County, Alabama, in Mortgage Book 223, at page 313, and also subject to that certain 2nd Mortgage heretofore executed by Martha Frey to G. W. Orton and same being recorded in the office of Judge Of Probate of Jefferson County, Alabama in Mortgage Book 224 at page 106.

TO HAVE AND TO HOLD, To the said ^{196.}

Charles W. Sanders, his

heirs and assigns forever.

Max Max
with the sick

ХУДОЖ

We hereby approve of foreclosure sale of the personal property
as had in connection with the Real Estate.

In Witness Whereof, we have hereunto set our hand and seal,
this 3rd day of May 1953 -

WILHELMUS

Martha Frey (Seal)

M. J. Frey

.(Seal.)

State of Alabama }
JEFFERSON, COUNTY }

BOOK 164 PAGE 8

I, P. N. Scogin

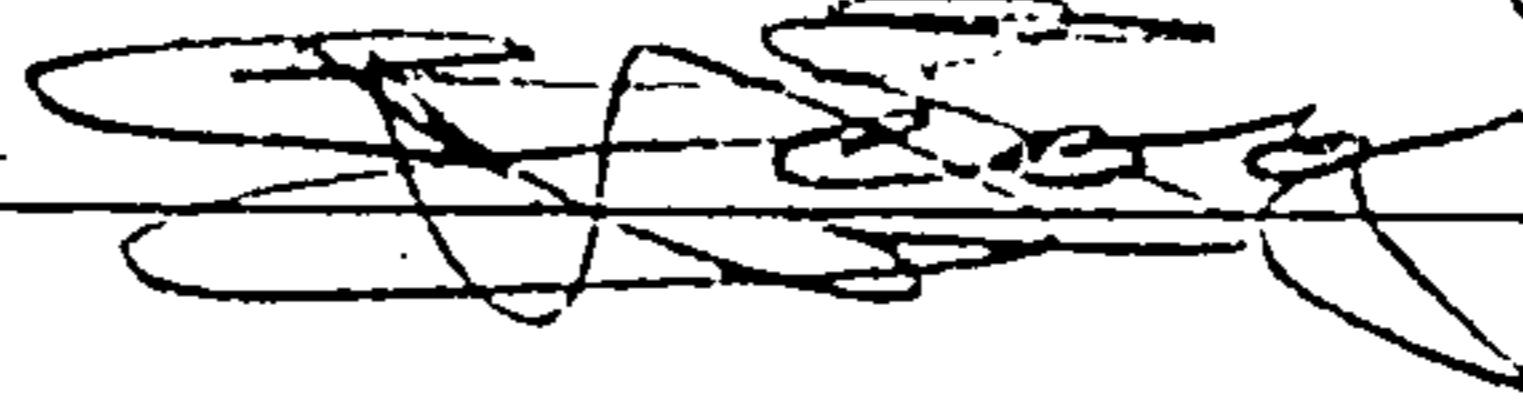
, a Notary Public in and for said County, in said State,

hereby certify that Martha Frey, and husband, M. J. Frey

whose name ~~s~~ 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 13th day of May, 1953.

Notary Public, Jefferson County, Alabama
My commission expires March 23, 1957.
Bonded by Employers Liability Assurance
Corporation


Notary Public

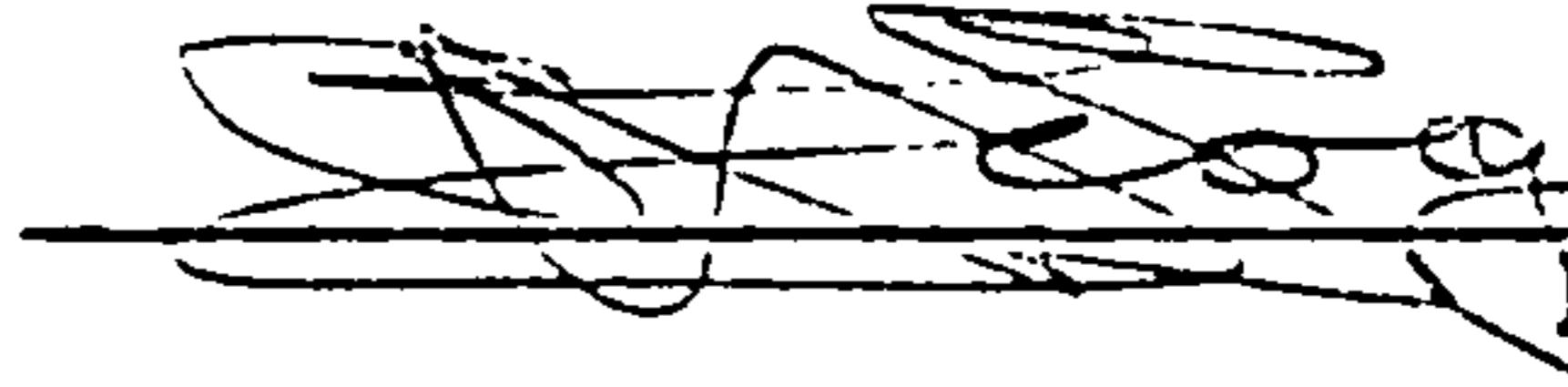
State of Alabama

Jefferson, County

I, P. N. Scogin, a Notary Public in and for said County, in said State, hereby certify that on the 13th day of May, 1953, came before me the within named Martha Frey, known to me (or made known to me), to be the wife of the within named M. J. Frey, 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 13th day of May, 1953.

Notary Public, Jefferson County, Alabama
My commission expires March 23, 1957.
Bonded by Employers Liability Assurance
Corporation


Notary Public

STATE OF ALABAMA
SHELBY COUNTY
I, hereby certify that
§ 1 1 Privilege Tax
has been paid on the within
instrument as required
by law.
L. C. WALKER,
JUDGE OF PROBATE

Filed in the office of the Probate Judge on the 17 day of Dec 1953 at 3 o'clock P.M.
and recorded in Book 164 Page 8 this 23 day of Dec 1953.
Deed Tax 1-00 Mortgage Tax — has been paid.

L.C. Walker, Judge of Probate