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1 54 Red Stamp

BOOK 106 PAGE 202

214.00

WARRANTY DEED—FORM 106

ZAC SMITH CO., BIRMINGHAM

The State of Alabama

SHELBY COUNTY

Know All Men by These Presents, That in consideration of ONE DOLLAR (\$1.00) and OTHER GOOD AND VALUABLE CONSIDERATIONS ----- DOLLARS

to the undersigned grantor Wilson H. Sanders and wife, Kate E. Sanders

in hand paid by N. H. Waters, Jr.

the receipt whereof is acknowledged we the said Wilson H. Sanders and wife, Kate E. Sanders

do grant, bargain, sell and convey unto the said N. H. Waters, Jr.

the following described real estate, to-wit Commence at the Northeast Corner of NW 1/4 of SE 1/4, Sec. 22, T. 22 S, R3 W. and run South 87°30' W. along the North line of said forty a distance of 219.28 feet to the point of beginning; thence continue along the North line of said forty a distance of 866.08 feet; thence S. 50°13' E. along Dry Creek a distance of 300.00 feet; thence S 87°04' E. along said creek a distance of 442.90 feet; thence N 89°00' E. along said Creek a distance of 175.20 feet, thence North 5°06' E. along the West boundary of Spring Creek Road a distance of 250.15 feet to point of beginning, containing 4.32 acres more or less, and situated all in Shelby County, Alabama.

situated in Shelby County, Alabama.

To Have and to Hold, To the said N. H. Waters, Jr.

heirs and assigns forever.

And we do, for ourselves and for heirs, executors and administrators, covenant with the said N. H. Waters, Jr.

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 N. H. Waters, Jr.

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 10 day of February, 19 54.

WITNESSES:

Wilson H Sanders (Seal.)
Kate E Sanders (Seal.)
(Seal.)
(Seal.)

THE STATE OF ALABAMA,

SHELBY County

I, Mary Lee Mahaffey

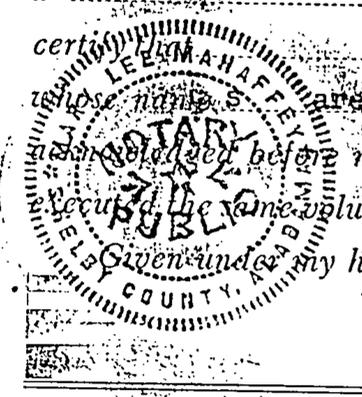
a Notary Public in and for said County, in said State, hereby certify that

Wilson H. Sanders and wife, Kate E. Sanders

signed to the foregoing conveyance, and who are known to me, as acknowledged before me on this day, that, being informed of the contents of this conveyance, they executed the same voluntarily on the day the same bears date.

Given under my hand and seal, this 10<sup>th</sup> day of February A. D. 1954.

Mary Lee Mahaffey



THE STATE OF ALABAMA,

County

I,

a in and for said County, in said State, hereby certify that, a subscribing witness to the foregoing conveyance, known to me, appeared before me this day, and, being duly sworn, stated that, the Grantor voluntarily executed the same in presence, and in the presence of the other subscribing witness, on the day the same bears date; that, attested the same in the presence of the Grantor, and of the other witness, and that such other witness subscribed name as a witness in presence.

Given under my hand, this day of A. D. 19

THE STATE OF ALABAMA,

SHELBY County

I, Mary Lee Mahaffey

a Notary Public in and for said County, in said State, hereby certify that on the 10<sup>th</sup> day of February March 1954; came before me the within named Kate E. Sanders known to me (or made known to me), to be the wife of the within named Wilson H. Sanders

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 without fear, constraint or threats on the part of the husband.

In witness whereof, I hereunto set my hand, this 10<sup>th</sup> day of February March A. D. 19 54.

Mary Lee Mahaffey



Filed in the office of the Probate Judge on the 12 day of May 1954 at 8 o'clock  
A. M. and recorded in Book 166 Page 262 this 13 day of May 1954.  
Deed Tax - 50 Mortgage Tax has been paid.  
L.C. Walker, Judge of Probate