

4.40 Ged Alm

① File this deed for record in proper office. Be sure that the Lifsey mortgage referred to in this deed is already recorded.
Attach \$4.40 revenue stamps

BOOK 167 PAGE 36

2248

see entry 232
page 373

STATE OF ALABAMA)
SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of the sum of \$3,657.51, heretofore in hand paid by DIXIE LIME & MANUFACTURING COMPANY, a corporation, to the undersigned C. P. Lifsey and wife, Clara L. Lifsey, and A. A. Lifsey and wife, Bess L. Lifsey, receipt whereof is hereby acknowledged, and the execution by the said DIXIE LIME & MANUFACTURING COMPANY, a corporation, of a purchase money mortgage to secure the sum of \$26,342.49, constituting the balance of the purchase price of the property hereinafter described, we, the said C. P. Lifsey and wife, Clara L. Lifsey, and A. A. Lifsey and wife, Bess L. Lifsey, do hereby grant, bargain, sell and convey unto the said DIXIE LIME & MANUFACTURING COMPANY, a corporation, the following described real estate, situated in Shelby County, Alabama, together with all improvements and appurtenances thereon located or thereunto appertaining:

PARCEL #1. That portion of the E $\frac{1}{2}$ of the SE $\frac{1}{4}$ of Section 14, Township 20, Range 3, West, which lies south and west of the right-of-way of the A. B. & C. Railroad, and north and east of the old location of the public road leading from Pelham, Alabama, to Helena, Alabama.

PARCEL #2. That part of the W $\frac{1}{2}$ of the SE $\frac{1}{4}$ of Section 14, Township 20, Range 3, West, described as beginning at the southeast corner of the L. & N. Railroad Company's section house lot; thence along the right-of-way of the L. & N. Railroad Company in a southerly direction 210 feet, more or less, to the lands belonging to McGuire; thence northeasterly along the northwest line of the McGuire land to the Old Tuscaloosa Road and to a limestone rock marked with a cross; thence northerly and northwesterly along said Old Tuscaloosa Road to the center line of the SE $\frac{1}{4}$ of Section 14, Township 20, Range 3, West, running east and west; thence westerly along said center line to the L. & N. Railroad right-of-way; thence southerly along said L. & N. Railroad right-of-way to the point of beginning; excepting, however, the section house lot of the L. & N. Railroad Company.

PARCEL #3. A tract of land lying in the SE $\frac{1}{4}$ of the SE $\frac{1}{4}$ of Section 14, Township 20, Range 3, West, lying south and east of the McGuire land, north and east of the L. & N. Railroad Company right-of-way, and south and west of the Old Tuscaloosa Road and Old Ashville Road, and bounded on the south by the section line.

PARCEL #4. A strip of the uniform width of 56 feet lying evenly along the north and south center line of the SE $\frac{1}{4}$ of Section 14, Township 20, Range 3, West, and lying south of the A. B. & C. Railroad right-of-way, and north of the Old Tuscaloosa Road, all of said strip of the width of 56 feet lying west of the north and south center line of the SE $\frac{1}{4}$ of said Section 14, Township 20, Range 3, West.

Also, the following described equipment located on said real estate:

Plant Lime Equipment. 5 Lime Kilns; 1 Hydrate Machine, with motor,

~~Rock Wool Equipment. 2 41-inch Cupelos, with motor; 2 Blowing~~

Deletion
O.K.

aa L
C.P.L.

~~Rooms, with motors; 1 Granulating Machine, with motor; 1 screen Machine, with motor; 1 Bagging Machine, with motor; 1 Air Separator, with motor; 1 150-Horse Power Boiler, with stoker and motor; 5 Conveyors, with motors; 1 Blowing Machine, with motor.~~

Deletion
D.k.
A.A.L.
C.P.L.

Also, any and all replacements of the equipment described above, and any other machinery and equipment and the replacements thereof located on said real estate, whether described above or not.

For the same consideration set out above, the undersigned grantors, also, hereby assign, transfer and set over unto the said grantee, all of their right, title, claim and interest, both jointly and severally, in and to the respective unpaid balances of indebtedness contracted and owing to them by Dixie Lime & Rock Wool Company, a corporation, and secured by separate mortgages executed by Dixie Lime & Rock Wool Company, a corporation, as follows:

Mortgage dated June 30th, 1947 to the said A. A. Lifsey, recorded in Volume 213, at Page 286. Office of the Judge of Probate, Shelby County, Alabama; Mortgage dated July 26th, 1947 to said C. P. Lifsey and A. A. Lifsey, recorded in Volume 213, at Page 287 of said Probate Office; and Mortgage dated August 2nd, 1948 to said C. P. Lifsey, recorded in Volume 213 at Page 289, in said Probate Office.

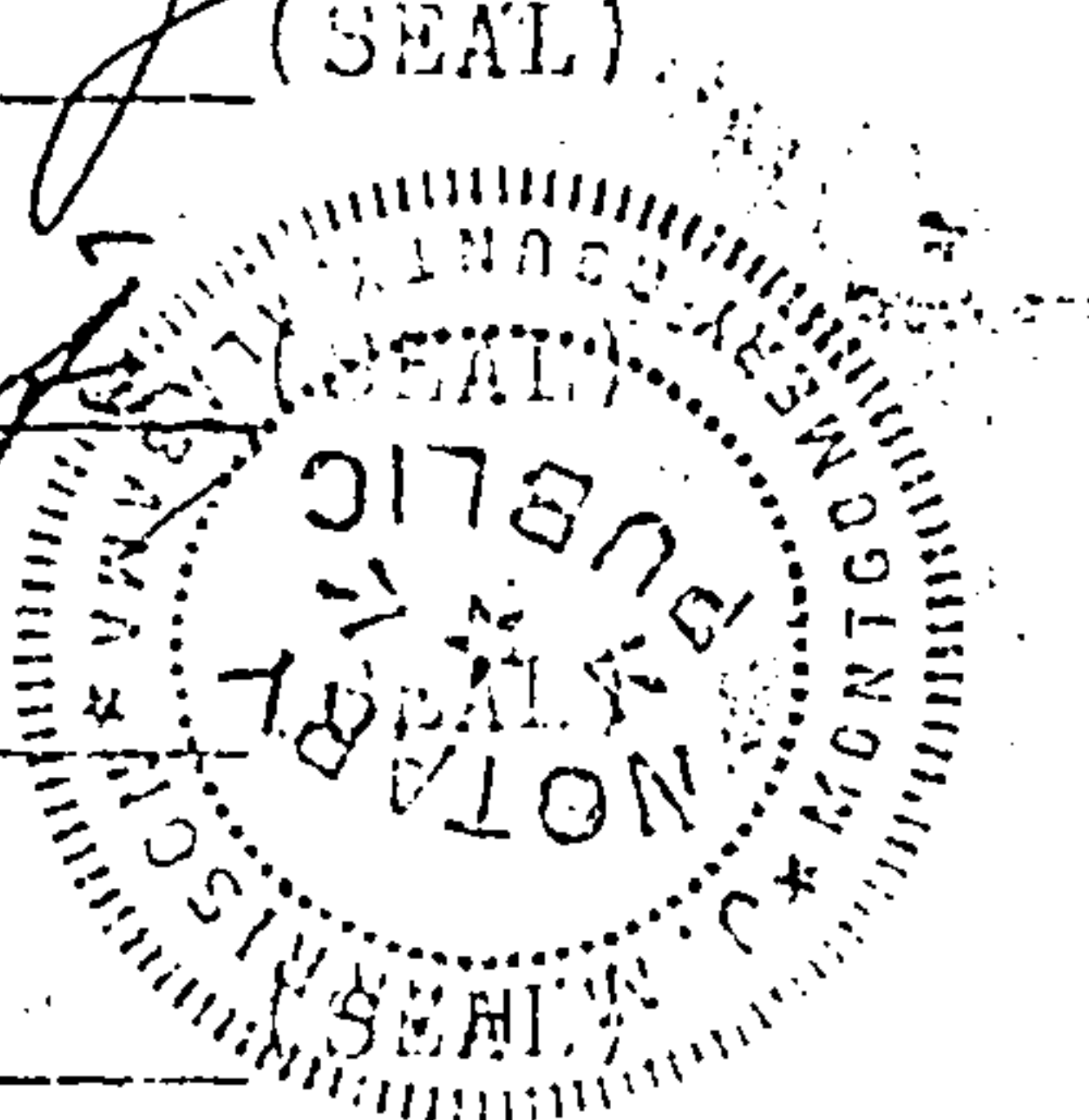
The above described property is not a part of the homestead of any of the grantors.

TO HAVE AND TO HOLD unto the said DIXIE LIME & MANUFACTURING COMPANY, a corporation, its assigns forever.

And we do, for ourselves and for our heirs, executors, administrators and assigns, covenant with the said DIXIE LIME & MANUFACTURING COMPANY, a corporation, its 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 DIXIE LIME & MANUFACTURING COMPANY, a corporation, its heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, we have hereunto set our hands and seals, this 17 day of April, 1954.

C. P. Lifsey (SEAL)
Clara L. Lifsey (SEAL)
A. A. Lifsey
Bess L. Lifsey



STATE OF ALABAMA)
MONTGOMERY COUNTY)

I, J M Harrison, a Notary Public in and for said County, in said State, hereby certify that C. P. Lifsey and wife, Clara L. Lifsey; A. A. Lifsey and wife, Bess L. Lifsey, 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 foregoing conveyance, they executed the same voluntarily on the day the same bears date.

GIVEN UNDER my hand and official seal this the 27 day of April, 1954.

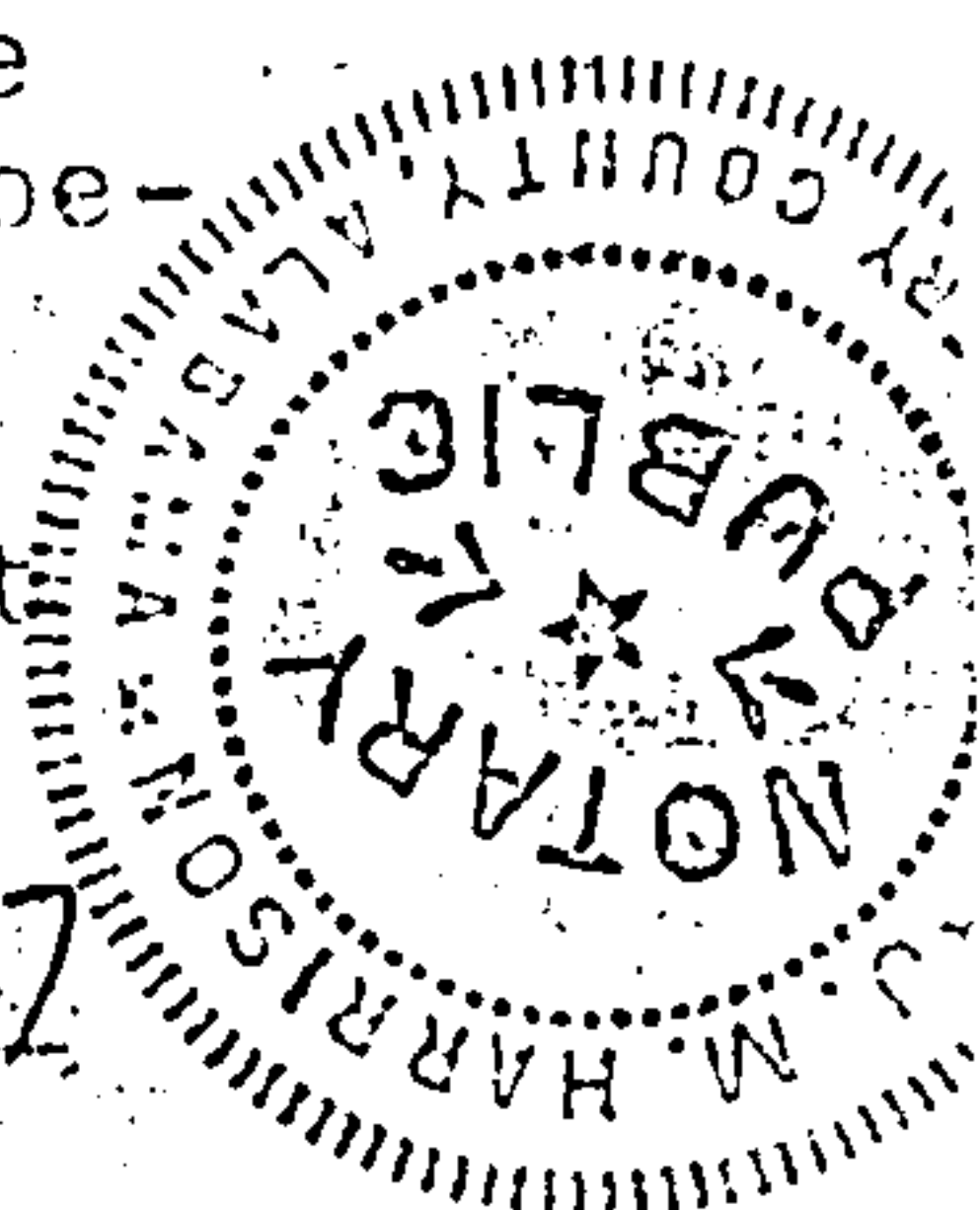
J M Harrison
Notary Public

STATE OF ALABAMA)
MONTGOMERY COUNTY)

I, J M Harrison, a Notary Public in and for said County, in said State, hereby certify that on the 27 day of April, 1954, came before me the within named Clara L. Lifsey and Bess L. Lifsey, known to me to be the respective wives of the within named C. P. Lifsey and A. A. Lifsey, who being examined separate and apart from the husband touching their signatures to the within conveyance, acknowledged that they signed the same of their own free will and accord, and without fear, constraints or threats on the part of the husbands.

GIVEN UNDER my hand and official seal this the 27 day of April, 1954.

J M Harrison
Notary Public



Filed in the office of the Probate Judge on the 23 day of April at 8 o'clock PM.
and recorded in Deed Book 167 Page 36 this 1 day of July 1954.
Deed Tax 4.00 Mortgage Tax has been paid.
L.C. Walker, Judge of Probate