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WARRANTY DEED—FORM 106

ZAC SMITH CO., BIRMINGHAM

The State of Alabama

Shelby COUNTY

Know All Men by These Presents, That in consideration of

Eleven hundred and no/100-----(\$1100.00) DOLLARS

to the undersigned grantor Nancy Anderson

in hand paid by Waymon S. Rutherford

the receipt whereof is acknowledged I the said Nancy Anderson

do grant, bargain, sell and convey unto the said Waymond S. Rutherford

the following described real estate, to-wit Begin at the property line of the Montevallo Highway on the East side on the north boundry line of the NW $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 14, TS 21, Range 3 West, and run along said line 315 feet to point of beginning, thence continue East along said line 321 feet to the East line of said forty; thence South 385 feet along East line of said forty; thence West 321 feet parallel with North line; thence North 163 feet parallel with East line; thence West 315 feet or to Highway property line parallel with North line; thence North 12 feet along Highway; thence East 315 feet parallel with North line; thence North 210 feet to point of beginning; 3 acres more or less.

The North $\frac{1}{2}$ of the NE $\frac{1}{4}$ of the SW $\frac{1}{4}$ and the North $\frac{1}{2}$ of the NW $\frac{1}{4}$ of the SE $\frac{1}{4}$ of Section 14, TS 21, Range 3 West. This tract of land being in Shelby Co. Ala., and containing 40 acres more or less, situated in Shelby County, Alabama.

To Have and to Hold, To the said Waymon S. Rutherford

heirs and assigns forever.

And I do, for my self and for my heirs, executors and administrators, covenant with the said Waymon S. Rutherford

heirs and assigns, that I am lawfully seized in fee simple of said premises; that they are free from all encumbrances; that I have a good right to sell and convey the same as aforesaid; that I will, and my heirs, executors and administrators, shall warrant and defend the same to the said Waymon S. Rutherford

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

In Witness Whereof, I have hereunto set my hand and seal, this 18 day of Sept, 19 54.

WITNESSES:

Waymon S. Rutherford

Nancy Anderson (Seal.)
(Seal.)
(Seal.)
(Seal.)

THE STATE OF ALABAMA, }

I, Julius S. CaylorShelby County }a Notary Public in and for said County, in said State, hereby certify that Harry Andersonwhose name 15 signed to the foregoing conveyance, and who 15 known to me,acknowledged before me on this day, that, being informed of the contents of this conveyance, has

executed the same voluntarily on the day the same bears date.

Given under my hand and seal, this 18 day of Sept A. D. 1954

THE STATE OF ALABAMA, }

I, _____

_____ County }

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, }

I, _____

_____ County }

a _____ in and for said County, in said State, hereby certify that on the _____ day of _____ 19 _____, came before me the

within named _____ known to me (or made known to me),

to be the wife of the within named _____

who, being examined separate and apart from the husband, touching her signature to the within _____

_____, 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 _____ day of _____ A. D. 19 _____

STATE OF ALABAMA, SHELBY COUNTY

I, L.C. Walker, Judge of Probate, hereby certify that the within Deedwas filed for record the 21 day of Sept, 1954, at 1 o'clock 2 M.and recorded in Deed Record 168 Page 260, and the Mortgage Tax ofDeed Tax of 1.50 has been paid. L.C. Walker Judge of Probate