

4547

WARRANTY DEED

BOOK 168 PAGE 409

The State Of Alabama }
SHELBY County

Know all men by these presents, That in consideration of
One Hundred Fifty & no/100----- DOLLARS

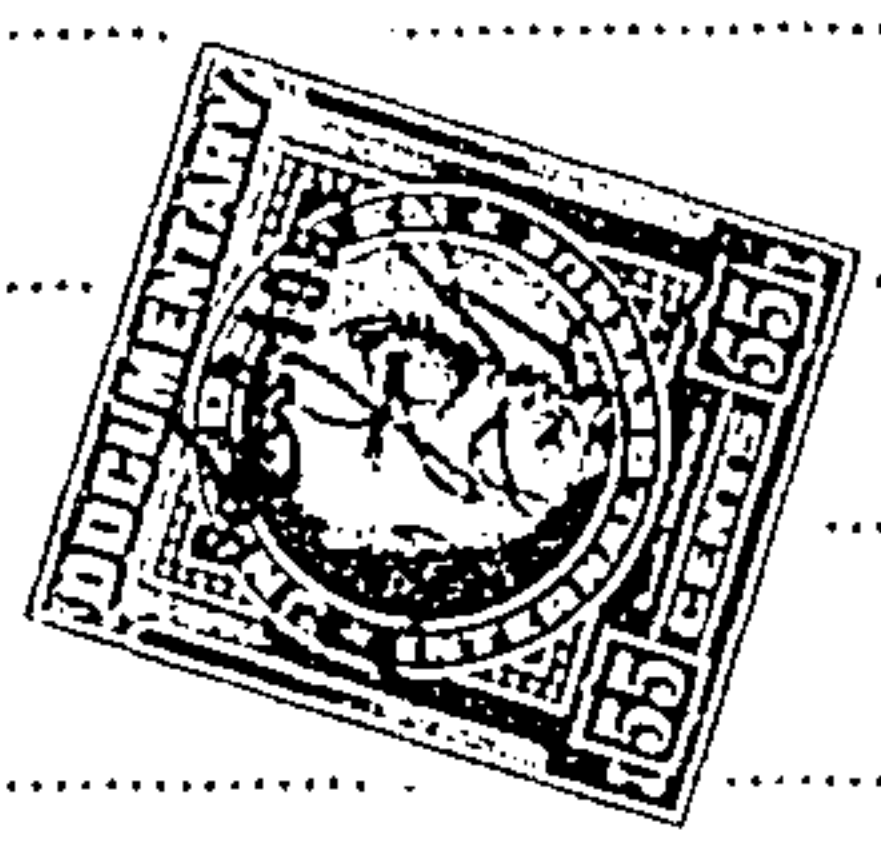
to the undersigned grantors, Walton J. Kroell and wife Eloise Kroell
in hand paid by Ottis Bean

the receipt whereof is acknowledged we the said Walton J. Kroell
and Eloise do grant, bargain, sell and convey unto the said
Ottis Bean

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

Commence at the intersection of the East line of Gardner Street with
the South right of way line of the Montevallo-Calera public road,
also known as Highway No. 25, thence East along the South right of way
line of said Highway 25, 340 feet to the intersection of the East line
of Middle Street with the South right of way line of Highway 25,
thence South along the East line of Middle Street, 200 feet for point
of beginning of the lot herein conveyed; and from said point of begining
continue South along the East line of Middle Street, 25 feet, thence
East and parallel with the South right of way line of Highway 25, 150 feet
thence North and parallel with Middle Street 25 feet, thence West and
parallel with the South right of way line of Highway 25, 150 feet to
the point of beginning.

Said lot being situated in the SW $\frac{1}{4}$ of NE $\frac{1}{4}$ of Section 3, Township 24,
Range 12 East, and being in the Town of Montevallo, Alabama



In Have and to Hold, To the said Ottis Bean, his

heirs and assigns forever.

And WE do, for ourselves and for OUR heirs, executors and administrators, covenant with the said Ottis Bean, his heirs and assigns, that we are lawfully seized in fee simple of said premises; that they are free from all incumbrances; that WE have a good right to sell and convey the same as aforesaid; that WE will, and WE heirs, executors and administrators shall, warrant and defend the same to the said Ottis Bean, his 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 22nd day of September, 1954.

WITNESSES:

Walton J. Kroell (Seal)
Eloise Kroell (Seal)
(Seal)
(Seal)

The State Of Alabama
MONTGOMERY County

I, Landal C. Robbins,

a Notary Public in-and-for said-County, in said State, hereby certify that Walton J. Kroell and wife Eloise Kroell 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 this conveyance, they executed the same voluntarily on the day the same bears date.

Given under my hand this 22nd day of September, A.D., 1954.

Landal C. Robbins

STATE OF ALABAMA, SHELBY COUNTY

I, L.C. Walker, Judge of Probate, hereby certify that the within Deed was filed for record the 22nd day of Sept, 1954, at 8 o'clock M. and recorded in Book 168 Page 409, and the Mortgage Tax of Deed Tax of 50 has been paid.

L.C. Walker Judge of Probate
subscribing witness to the foregoing conveyance, known

to me, appeared before me this day, and being sworn, stated that

the grantor