

529

THE STATE OF ALABAMA

SHELBY

County

BOOK

176

PAGE

205

Know All Men by These Presents, That in consideration of -----

One and No/100

DOLLARS

to the undersigned grantor s Mary J. Varden, a widow, and Henry F. Varden and wife,

Josephine Varden

in hand paid by Dorothy Varden Hughes

the receipt whereof is acknowledged we the said Mary J. Varden, a widow, and

Henry F. Varden and wife, Josephine Varden

do grant, bargain, sell and convey unto the said Dorothy Varden Hughes

the following described real estate, to-wit: A parcel of land in the NE¹ of NE¹ of Tractional
Section 3, Township 24 North, Range 12 East described as follows: Begin at a point
marked by an iron stake on the Easterly margin of the Old Montevallo and Montgomery
Public Road, which is 496 feet Southwardly, from the center line of the main track
of the Southern R.R. measuring along said Easterly margin of said public road;
thence in a Northeasterly direction 338 feet to an iron stake; thence in a North-
westerly direction 84 feet to an iron stake; thence in a Southwesterly direction
444 feet to an iron stake on the Easterly margin of said public road; thence in a
Southerly direction along the Easterly margin of said public road 140 feet to point
of beginning. This parcel of land being a part of the property conveyed by Fannie
Kroell, and husband, P.J. Kroell, to W.J. Varden, on the 15th., day of September
1936 and recorded in Deed Record 100, Page 129, in the office of Judge of Probate,
Shelby County, Alabama.



situated in

Shelby

County, Alabama.

To Have and to Hold, To the said Dorothy Varden Hughes, her

heirs and assigns forever.

And we do, for ourselves and for our heirs, executors and administrators, covenant with the said Dorothy Varden Hughes, her

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 our heirs, executors and administrators shall, warrant and defend the same to the said Dorothy Varden Hughes, her

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

In Witness Whereof, we have hereunto set our hands and seals, this 8th. day of October, 1954.

WITNESSES:

Mary J. Varden (Seal.)
Henry F. Varden (Seal.)
Josephine Varden (Seal.)
Mary Lee Mahaffey

THE STATE OF ALABAMA

SHELBY County

a Notary Public in and for said County, in said State, hereby certify that Mary J. Varden, a widow, and Henry F. Varden and wife, Josephine Varden 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 this conveyance, they executed the same voluntarily on the day the same bears date. Given under my hand this 9th day of October, A. D. 1954

Mary Lee Mahaffey
 Notary Public

THE STATE OF ALABAMA

Shelby County

a Notary in and for said County, in said State, hereby certify that on the 9th day of October, 1954, came before me the within named Josephine Varden known to me (or made known to me) to be the wife of the within named Henry F. Varden 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 9th day of October, A. D. 1954. Mary Lee Mahaffey
 Notary Public

STATE OF ALABAMA, SHELBY COUNTY

I, L.C. Walker, Judge of Probate, hereby certify that the within deed was filed for record the 8 day of Nov, 1955 at 8 o'clock P. and recorded in Book 176 Page 205, and the Mortgage Tax of Deed Tax of .55 has been paid.

Judge of Probate