

WARRANTY DEED

Shelby County Printing & Publishing Co., Columbiana, Ala.

The State Of Alabama

SHELBY County

BOOK 177 PAGE 19

Know all men by these presents, That in consideration of TWO HUNDRED FIFTY and NO/100-- DOLLARS

to the undersigned grantor S. J. H. McGuire and wife, Alma McGuire,

in hand paid by A. J. McGuire and wife, Frances E. McGuire,

the receipt whereof is acknowledged we the said J. H. McGuire and wife, Alma McGuire

do grant, bargain, sell and convey unto the said A. J. McGuire and wife, Frances E. McGuire,

the following described real estate situated in Shelby County, Alabama, to-wit: That certain tract of land described as beginning at the Northeast corner of the Southeast Quarter of the Southeast Quarter of Section 25, Township 19, Range 3 West and run thence South 2 degrees East for a distance of 686.3 feet to a point; run thence South 6 degrees and 45 minutes West for a distance of 402.7 feet to a point; run thence South 28 degrees and 45 minutes West for a distance of 188.8 feet to a point; run thence South 58 degrees and 15 minutes West a distance of 239 feet to a point on the South line of said Section 25; run thence South 88 degrees West along the South line of said Section for a distance of 53.8 feet to a point; run thence North 2 degrees West for a distance of 470 feet; run thence South 52 degrees and 30 minutes West for a distance of 22.6 feet; run thence North 37 degrees and 30 minutes West for a distance of 200 feet; run thence North 48 degrees East for a distance of 175 feet to a point; run thence North 2 degrees West for a distance of 586 feet, more or less, to the North line of said Southeast Quarter of the Southeast Quarter of said Section 25; run thence North 88 degrees and 40 minutes East along the North line of said last named forty acres for a distance of 424 feet, more or less, to the Northeast corner of said forty acres, and being the point of beginning of the lands herein described, and containing 11.5 acres; more or less,





To have and to hold To the said A.J. McGuire and wife, Frances E. McGuire,  
their

heirs and assigns forever.

And we do, for ourselves and for our heirs, executors and administrators,  
covenant with the said A.J. McGuire and wife, Frances E. McGuire, their

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 A.J. McGuire and wife, Frances E. McGuire, their

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  
17th., day of December, 19 55.

WITNESSES:

Paul O. Luck

J.H. McGuire (Seal)

Alma McGuire (Seal)

(Seal)

(Seal)

The State Of Alabama  
SHELBY County

I, Paul O. Luck,

a Notary Public, in and for said County, in said State,

hereby certify that J.H. McGuire and wife, Alma McGuire,

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

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

Given under my hand this 17th. day of December, A.D., 19 55.

Paul O. Luck  
Notary Public, Shelby County, Alabama.

STATE OF ALABAMA, SHELBY COUNTY

I, L.C. Walker, Judge of Probate, hereby certify that the within deed  
was filed for record the 17 day of Dec, 19 55, at 8 o'clock P. M.  
and recorded in Deed Record 127 Page 19, and the Mortgage Tax of  
Deed Tax of 50 has been paid.

L.C. Walker Judge of Probate, hereby certify that

subscribing witness to the foregoing conveyance, known

to me, appeared before me this day, and being duly sworn, depose and say that