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page 261

GM-10-54

WARRANTY DEED—TITLE GUARANTEE & TRUST CO., BIRMINGHAM, ALABAMA

State of Alabama

BOOK 179 PAGE 69

KNOW ALL MEN BY THESE PRESENTS,

SHELBY

County

That in consideration of SIX HUNDRED FIFTY AND NO/100 ----- DOLLARS cash and the execution of a purchase money mortgage in the amount of One Thousand Eight Hundred Fifty and 00/100 (\$1,850.00) Dollars to the undersigned grantors O. O. Fowler and wife, Evelyn T. Fowler Jr.

in hand paid by O. P. Dailey, Jr., J. R. Sims, E. F. Sharp, J. H. Splawn and A. S. Upton

the receipt whereof is acknowledged we the said O. O. Fowler and wife, Evelyn T. Fowler

do grant, bargain, sell and convey unto the said O. P. Dailey, Jr., J. R. Sims, E. F. Sharp, J. H. Splawn and A. S. Upton

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

Lot 26, according to the Map of Fowler's Lake Estates, as recorded in Map Book 3, Page 148, in the Probate Office of Shelby County, Alabama; together with a 1/30th interest in and to the riparian rights and beneficial use of Fowler's Lake which is bounded by said Fowler's Lake Estates.

TO HAVE AND TO HOLD, To the said O. P. Dailey, Jr., J. R. Sims, E. F. Sharp, J. H. Splawn and A. S. Upton, their

heirs and assigns forever.

And we do, for ourselves and for our heirs, executors and administrators, covenant with the said O. P. Dailey, Jr., J. R. Sims, E. F. Sharp, J. H. Splawn and A. S. Upton, their 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 O. P. Dailey, Jr., J. R. Sims, E. F. Sharp, J. H. Splawn and A. S. Upton, their

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

In Witness Whereof, we have hereunto set our hands and seal, this 19th day of March, 1956.

WITNESSES:

O O Fowler (Seal.)
O. O. Fowler

Evelyn T. Fowler (Seal.)
Evelyn T. Fowler

(Seal.)

(Seal.)

State of ALABAMA

JEFFERSON

COUNTY

I, J. H. Bynum, a Notary Public in and for said County, in said State,

hereby certify that O. O. Fowler and wife, Evelyn T. Fowler

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

Given under my hand and official seal this 19th day of March, 1956.

Notary Public

STATE OF ALABAMA, SHELBY COUNTY

I, L. C. Walker, Judge of Probate, hereby certify that the within was filed for record the 28 day of March 1956 at 8 o'clock P. M. and recorded in Record 179 Page 69 and the Mortgage Tax of Deed Tax of 1.00 has been paid.

Judge of Probate