

4070

\$11500.00

WARRANTY DEED

The State Of Alabama

181 PAID 102

SHELBY County

Know All Men by These Presents, That in consideration of One Hundred (\$100.00)

DOLLARS

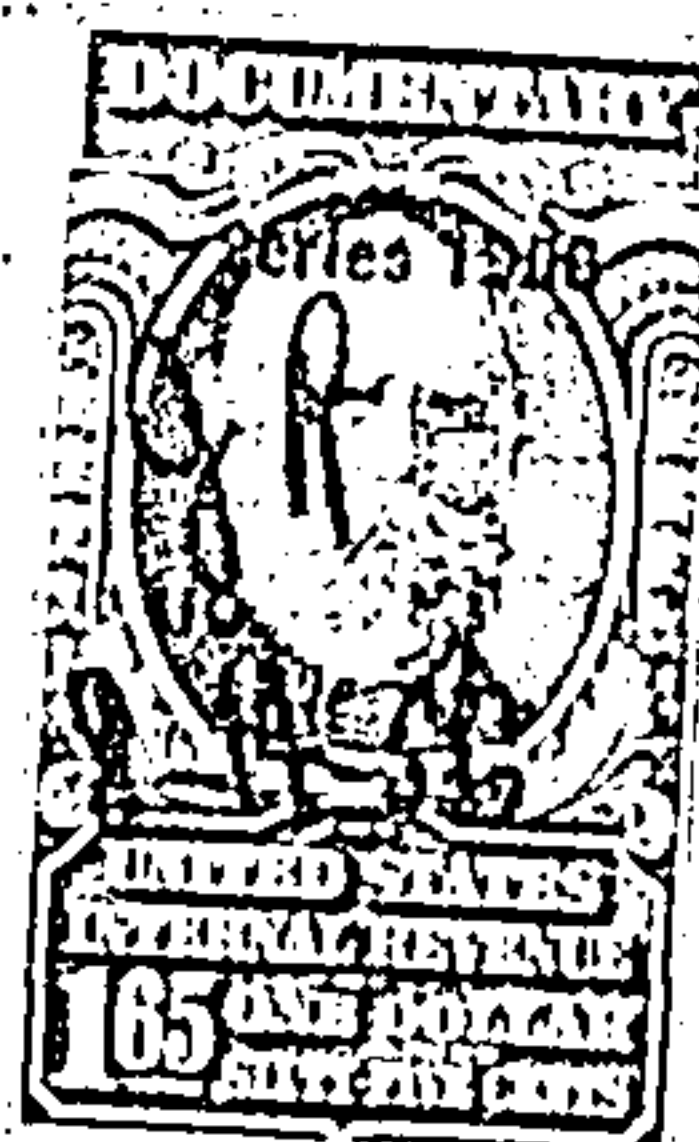
to the undersigned grantor John Rucker

in hand paid by W. J. Bailey

the receipt whereof is acknowledged I the said John Rucker

do grant, bargain, sell and convey unto the said W. J. Bailey

the following described real estate situated in Shelby County, Ala., to-wit: Commence at the NE corner of Section 15, Township 22 South, Range 3 West; thence S 88°15'W, a distance of 254.48 feet to the point of beginning of the property herein described (said bearing and distance being along the north boundary of said section 15); thence continuing S 88°15'W along said north boundary of section 15, a distance of 1065.52 feet to the NW corner of the NE $\frac{1}{4}$ of NE $\frac{1}{4}$, Section 15, T22S, R3W; thence N 42°13'W a distance of 637.14 feet to a point on the SE right of way line of State Highway 119; thence N 41°51'E along said right of way line a distance of 118.16 feet to a point; thence N 40°48'E along said right of way line a distance of 110.61 feet to a point; thence N 40°10'E along said right of way line a distance of 110.61 feet to a point; thence N 38°07'E along said right of way line a distance of 110.62 feet to a point; thence S 56°54'E a distance of 1433.69 feet to the point of beginning. Said strip or parcel of land is lying in the SE $\frac{1}{4}$ of SE $\frac{1}{4}$ and SW $\frac{1}{4}$ of SE $\frac{1}{4}$, Section 10, T22S, R3W and contains approximately 13.32 acres.



To Have and to Hold, To the said

W. J. Bailey 181 PAGE 233

heirs and assigns forever.

And I do, for myself and for my heirs, executors and administrators, covenant with the said W. J. Bailey heirs and assigns, that I am lawfully seized in fee simple of said premises; that they are free from all incumbrances; 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 W. J. Bailey, his

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

In Witness Whereof,

I

have hereunto set my hand and seal, this

20 day of July, 1956

WITNESSES:

Thos. W. Minor
Adell J. Edmondson

John Rucker (Seal.)
(Seal.)
(Seal.)
(Seal.)

The State Of Alabama

Shelby County

I, James L. Ray Jr

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

hereby certify that JOHN RUCKER

whose name IS signed to the foregoing conveyance, and who IS known

to me, acknowledged before me on this day that, being informed of the contents of this conveyance, he

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

Given under my hand this 20 day of July, A. D. 1956

James L. Ray Jr

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 Aug 1956, at 8 o'clock P. M. and recorded in record 181 Page 342 and the Mortgage Tax of Deed Tax of 1.50 has been paid. L. C. Walker Judge of Probate

a in and for said County, in said State, hereby certify that

subscribing witness to the foregoing conveyance, known

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