

CONTRACT AND DEED

4276

This agreement made this 24th day of December, 1947 between James Alvin Snoddy and Audrey Esther Snoddy his wife of Wilsonville Shelby County Alabama party of the first part and Mrs Minnie Mae Hokanson of 2933 N. 30th St. Kansas City Kansas hereinafter designated party .

Witnesseth
That for and consideration of the payment of sum of money hereinafter mentioned, party of the first part, hereby, agreed to sell to the party of the second part, and party of the second part agrees to purchase from the party of the first part the following described Real Estate and House. te-wit :

Part of lot in Wilsonville Ala. Shelby County on Montgomery road being of the North East one fourth of Section one. (1) Township Twenty one (21) Range one (1) East South of Southern RR Company and containing One (1) Acre more or less beginning at a Stake near Montgomery road North 25 1/2 ft South 310 Ft, West 172 Ft, recorded in office Clerk of County Court of Shelby County Alabama, in Book M 193, Page 471.

Said party of the first part agrees to deliver to said party of the second part a general Warrenty Deed for House and Real Estate, said Real Estate being Subject to all assessments and improvements during existence of the contract, whenever said party of the second part shall have fully paid party of the first part for the said property some of One Thousand and Five Hundred (\$500.00) Dollars on the execution of this agreement the receipt whereoff is hereby acknowledged, and further sum of One Thousand (\$1,000.00) Dollars in payments of Twenty (\$20.00) Dollars per Month, with 6% interest beginning the 24 Day January, 1948, and continuing Monthly until the sum of One Thousand (\$1,000.00) Dollars is paid on the deferred payments.

Party of second part further agrees that all payments hereon shall be considered an option for the time being, and shall be held by the party of the first part free from all claims and demands whatsoever by the part of the second part time being essence of this contract.

State of Ala }
County of Shelby }
Signed before me this
31st day of Dec, 1947

James A. Snoddy

Party Of The First Part.
Audrey E. Snoddy

Second Party Of The First Part.
Mrs Minnie Mae Hokanson

Party Of ~~THE~~ The Second Part .

Kyle Lindsey

Witness

notary Public

my Commission expires Feb 12, 1949

State of Alabama, Shelby County

I, L. C. Walker, Judge of Probate hereby certify that the within day of September 19 57 at 6 o'clock A.M. and recorded in

and the Mortgage Tax of \$

Fee \$

was filed in this office for record the 16

Record 189 Page 130 & examined

Deed Tax of \$ 2.00 has been paid.

Judge of Probate

L. C. Walker