

2483

WARRANTY DEED

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

The State Of Alabama

SHELBY

County

D. BOOK 192 PAGE 504

Know all men by these presents, That in consideration of
Ten Dollars and other good and valuable consideration

to the undersigned grantor Otis W. McCall and wife, May McCall, and Ocie L. McCall and wife Ruth McCall
in hand paid by O. A. McCall

the receipt whereof is acknowledged we the said Otis W. McCall and wife, May McCall and Ocie L. McCall and wife, Ruth McCall do grant, bargain, sell and convey unto the said O. A. McCall

all our undivided two-thirds interest in and to
the following described real estate situated in Shelby County, Alabama, to-wit:
Commence at the southeast corner of SE $\frac{1}{4}$ of NW $\frac{1}{4}$ of Section 34, Township 19, Range 2. East and run south, 87 degrees 30 minutes west, 229.83 feet to the easterly right of way line of U. S. Highway No. 280 (also known as Ala. Highway 91) and run north 56 degrees 20 minutes west, along said right of way line 1870 feet to an iron pin to the point of beginning of the land herein conveyed, which point of beginning is the westmost corner of a lot being conveyed to Otis W. McCall and Ocie L. McCall; thence run north, 33 degrees 40 minutes east, 266.40 feet; thence north, 56 degrees 20 minutes west, 180 feet; thence south, 33 degrees 40 minutes west, 236.42 feet to the easterly right of way line of Chancellor's Ferry Road; thence along same south, 36 degrees 15 minutes east, 87.30 feet to the easterly right of way line of U.S. Highway 280; thence along same south, 56 degrees 20 minutes east, 98 feet to the point of beginning.

Also commence at the SE corner of SE $\frac{1}{4}$ of NW $\frac{1}{4}$, Section 34, Township 19, Range 2 East and run south, 87 degrees 30 minutes west, 229.83 feet to the easterly right of way line of U.S. Highway No. 280, and run north, 56 degrees 20 minutes west, along said right of way line 1968 feet to the intersection of the easterly right of way line of said Highway with the easterly right of way line of Chancellor's Ferry Road; thence run along the easterly line of said Chancellor's Ferry Road north, 36 degrees 15 minutes west, 151.18 feet to the point of beginning of the land herein conveyed, said point being the westmost corner of a lot being conveyed to Ocie L. McCall; thence north, 33 degrees 40 minutes east, 214.48 feet; thence north, 73 degrees 10 minutes east, 17.60 feet; thence north, 16 degrees 46 minutes east, 25.44 feet; thence north, 28 degrees 21 minutes West, 56.92 feet; thence turn an angle 105.20 degrees to left & run in a south-westerly direction 248.67 feet to the easterly right of way line of Chancellor's Ferry Road; thence along same south, 36 degrees 15 minutes east, 107.61 feet to the point of beginning.

To have and to hold To the said O. A. McCall, his

heirs and assigns forever.

And We do, for ourselves and for our heirs, executors and administrators, covenant with the said O. A. McCall, his 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 O. A. McCall, his

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

In witness whereof we have hereunto set our hand and seal, this 14th day of April, 1957.

WITNESSES:

Otis W. McCall (Seal)
May McCall (Seal)
Ocie L. McCall (Seal)
Ruth McCall (Seal)

STATE OF ALABAMA
SHELBY COUNTY

I, J. S. L. L. L., Justice of the Peace, a Notary Public in and for said County, in said State, hereby certify that Otis W. McCall and wife, May McCall, 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 day of April, 1957.

J. S. L. L. L. L.
Notary Public
Justice of the Peace

The State Of Alabama

Shelby County

I, J. S. Newman, Sr.

a ~~Notary Public~~ Justice of the Peace in and for said County, in said State, hereby certify that Ocie L. McCall and wife, Ruth McCall 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 18th day of April A.D. 1957

J. S. Newman, Sr.
Notary Public
Justice of the Peace

The State Of Alabama

Shelby County

I, _____

a *J. S. Newman, Sr.* 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 they the grantor voluntarily executed the same in my presence and in the presence of the other subscribing witness, on the day the same bears date; that _____ attested the same in the presence of the grantor and of the other witness, and that such other witness subscribed _____ name as a witness in _____ presence.

Given under my hand this the 18th day of April 1957 A.D. 1957

J. S. Newman, Sr.
Notary Public
Justice of the Peace

The State Of Alabama

Shelby County

I, *J. S. Newman, Sr.*

a *Justice of the Peace* in and for said County, in said State, hereby certify that on the 18th day of April, 1957, came before me the within named *Ruth McCall* known to me (or made known to me) to be the wife of the within named *Ocie L. McCall* 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 18th day of April, A.D., 1957

J. S. Newman, Sr.
Notary Public
Justice of the Peace

Filed 17th April 1958.

State of Alabama, Shelby County
I, L. C. Walker, Judge of Probate hereby certify that the within _____ was filed in this office for record the _____ day of _____ 1958 at _____ o'clock _____ M., and recorded in _____ Record _____ Page _____ & examined _____ and the Mortgage Tax of \$ _____ Deed Tax of \$ _____ has been paid.
Fee \$ _____
L. C. Walker
Judge of Probate