

The State of Alabama

Shelby COUNTY

Know All Men by These Presents, That in consideration of

One Dollar and other good and valuable consideration

DOLLARS

to the undersigned grantor s Carlos C. Warren and wife, Mary Kathryn Warren

in hand paid by R. O. Dunaway

the receipt whereof is acknowledged we the said Carlos C. Warren and wife, Mary Kathryn Warren

do grant, bargain, sell and convey unto the said R. O. Dunaway

an undivided one-half interest in

the following described real estate, to-wit Lots 1,4,5,6,7,8,9,10,11,12,13,14,15,16,17,18,19,

20,22,23,24,25,26,27,28 on Block One and Lot 19 in Block Two according

to the map on file in the Judge of Probate Office Shelby County, Alabama

known as the Dunwar Subdivision

It being hereby agreed by all parties concerned with the transfer of title of this property that in further consideration for the transfer of title that no building shall be erected upon this property now or at any future time except a building for a residence of not less than 1050 square footage and of such a nature and outside appearance as is in general keeping with the surrounding dwellings, and that no outbuildings shall be erected such as farm buildings, and that no farm animals shall be kept on this property such as cows, chickens, goats, etc. It being the intent of this covent that this property be used for residential dwelling purposes and that purpose alone.,

situated in Shelby County, Alabama.

To Have and to Hold, To the said R. O. Dunaway

his

heirs and assigns forever.

And we do, for ourselves and for our heirs, executors and administrators, covenant with the said R. O. Dunaway his

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 R. O. Dunaway

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 6th day of September 1958

WITNESSES:

Carlos C. Warren (Seal.)

Mary Kathryn Warren (Seal.)

(Seal.)

(Seal.)

THE STATE OF ALABAMA, } I, Thurmon G. Steinfly  
Shelby County

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

certify that Carlos C. Warren and wife Mary Kathryn Warren  
whose name is 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 and seal, this 6th day of Sept A. D. 1958  
Thurmon G. Steinfly

THE STATE OF ALABAMA, } I,  
County

a in and for said County, in said State, hereby  
certify that, a subscribing witness  
to the foregoing conveyance, known to me, appeared before me this day, and, being duly sworn, stated  
that, the Grantor  
voluntarily executed the same in 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 day of A. D. 19

THE STATE OF ALABAMA, } I,  
County

a in and for said County, in said State, hereby  
certify that on the day of 19, came before me the  
within named known to me (or made known to me),  
to be the wife of the within named  
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 day of A. D. 19

STATE OF ALABAMA, SHELBY COUNTY  
I, L. C. Walker, Judge of Probate, hereby certify that the within deed  
was filed for record the 12 day of Sept 1958, at 8 o'clock P.  
and recorded in deed Record 1958 Page 222 and the Mortgage tax of  
Deed Tax of 50 has been paid.  
L. C. Walker Judge of Probate