

THE STATE OF ALABAMA

BOOK 199 PAGE 186

Shelby  
Talladega

County

FILED 14 FEBRUARY 1959

Know All Men by These Presents, That in consideration of Four hundred & No/100-----

DOLLARS

to the undersigned grantor Rosella Phillips, a widowin hand paid by Joe Curtisthe receipt whereof is acknowledged the said Rosella Phillipsdo grant, bargain, sell and convey unto the said Joe Curtis

the following described real estate, to-wit: All of the Northeast Quarter of the Southeast Quarter of Section twenty-two (22), Township twenty-four (24), Range fifteen (15), east, less five acres in a quare parallel from the northeast corner of said tract, and containing thirty four and 11/100 acres, more or less.

Also the the northwest corner of the Southwest Quarter of the Southwest Quarter NW corner of SW $\frac{1}{4}$  of SW $\frac{1}{4}$ , Section fifteen (15), Township twenty four (24), Range fifteen (15) east, containing ten (10) acres. Also the south half of the Southeast Quarter of the Southeast Quarter of Section sixteen (16), Township twenty-four (24), Range Fifteen (15), east, excepting therefrom one acre on the north side of said tract which has heretofore been conveyed for cemetery purposes.

Also about seven (7) acres, more or less, in the north half of the Southeast Quarter of the Southeast Quarter, Section sixteen (16), Township twenty-four (24), Range fifteen (15), and more particularly described as being bounded on the east by the west boundary line of Section Fifteen, on the south by the north boundary line of south half of the Southeast Quarter of the Southeast Quarter of said Section Sixteen and on the west and north by the Fort Williams Ferry Road, excepting the Church Lot of the Bay Spring Baptist Church which is included in the above boundaries, being about seven acres conveyed in this tract and a total of twenty-six acres, more or less, herein the said Section Sixteen, excepting from said tracts and reserving therein all mineral and clay rights in and upon said lands in said Section Sixteen, with right of way of entry for prospecting mining and removing said minerals and clay, the use of water in mining and washing, the right to build and operate tramways for the handling and removal of said minerals and clay and any other rights necessary or convenient to the enjoyments to and of the rights herein reserved.

Also a tract of Ten (10) acres in the southwest corner of the Southwest Quarter of the Southwest Quarter of Section Fifteen (15), Township twenty-four (24), Range Fifteen (15), lying south of the Epperson Spring Branch, and west of the George Vines Spring Branch; also a wagon road running east along the line that divided the land between George Vines and H. C. Willis places. Also along the line running north between the said H. C. Willis place and the W. H. Shader place.

situated in Talladega County, Alabama.



To Have and to Hold, To the said Joe Curtis, his

heirs and assigns forever.

And I do, for myself and for my heirs, executors and administrators, covenant with the said Joe Curtis, his

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 Joe Curtis, his

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

In Witness Whereof, I have hereunto set hand and seal, this

8th day of August, 1946.

WITNESSES:

Rosella Phillips (Seal.)

THE STATE OF ALABAMA

Talladega

County

I, F.A. McWilliams

a Notary Public

in and for said County, in said State,

hereby certify that Rosella Phillips, a widow

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, has

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

Given under my hand this 8th day of August, A. D. 1946

FILED 14 FEBRUARY 1959

Notary Public

STATE OF ALABAMA, SHELBY COUNTY

I, Conrad M. Fowler, Judge of Probate, hereby certify that the within deed was filed for record the 14 day of Feb 1959 at 1 o'clock and recorded in Record, Page 186 and the Mortgage Tax Deed Tax 50 has been paid. 199

Conrad M. Fowler Judge of Probate

to me, appeared before me this day, and being 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 the day of, A. D. 1959