

3249 5600

WARRANTY DEED—TITLE GUARANTEE & TRUST CO., BIRMINGHAM, ALABAMA

State of Alabama

SHELBY

County

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Four Thousand and no/100-----(\$4,000.00)----- DOLLARS and other good and valuable considerations

to the undersigned grantor J. S. Perry

in hand paid by W. C. Wright, Sr. and wife Flora Bailey Wright, W. C. Wright, Jr. and Brenda Lea Wright

the receipt whereof is acknowledged we the said J. S. Perry and wife, Mildred G. Perry,

do grant, bargain, sell and convey unto the said W. C. Wright, Sr., and wife Flora Bailey Wright, W. C. Wright, Jr. and Brenda Lea Wright

the following described real estate, ~~situated in~~ and personal property situated in Shelby

County, Alabama, to-wit: The east  $\frac{1}{2}$  of the SE  $\frac{1}{4}$  of Section 10, Township 22, Range 1 West, together with one deep well electric water pump and water system, all electrical wiring, switches, lights, electric line poles except any belonging to Alabama Power Company, Sears Roebuck Bradley Walking Tractor and two pieces of tractor equipment and all miscellaneous tools, fishing boat, timber, flowers, shrubbery, fruit trees, fruit vines, tables, fences, buildings, building materials, lake, fish and all other equipment and improvements of whatever kind or nature on said above described real estate, subject, however, to any and all oil under and upon said above described real estate as reserved in that certain warranty deed given on December 31, 1953 by W. H. Watson and wife, Polly Hutto Watson, as grantors, to J. S. Perry, as grantee, and recorded in the Probate Office of Shelby County, Alabama on January 11, 1954 in Volume 164 Record of Deeds at Page 194; (2) that certain mortgage given on December 31, 1953 by J. S. Perry, as mortgagor to W. H. Watson, as mortgagee, and recorded in the Probate Office of Shelby County, Alabama on January 9, 1954 in Volume 230 Record of Mortgages at Page 481, the balance owing on said mortgage including accrued interest to date being \$986.00 which grantees assume and agree to pay at the rate of \$150.00 per year commencing December 31, 1959 and (3) that certain easement given to Alabama Power Company by Joseph S. Perry and wife, Mildred G. Perry on October 12, 1954 as evidenced by written instrument recorded in the Probate Office of Shelby County, Alabama on December 11, 1954 in Volume 170 Record of Deeds at Page 281, and (4) ad valorem taxes that will be due and payable on October 1, 1959 which grantees assume and agree to pay.

TO HAVE AND TO HOLD, To the said W. C. Wright, Sr. and wife Flora Bailey Wright, W. C. Wright, Jr. and Brenda Lea Wright, their heirs and assigns forever.

And we do, for ourselves and for our heirs, executors and administrators, covenant with the said W. C. Wright, Sr. and wife Flora Bailey Wright, W. C. Wright, Jr. and Brenda Lea Wright, their heirs and assigns, that we are lawfully seized in fee simple of said premises; that they are free from all encumbrances; except as hereinabove noted and

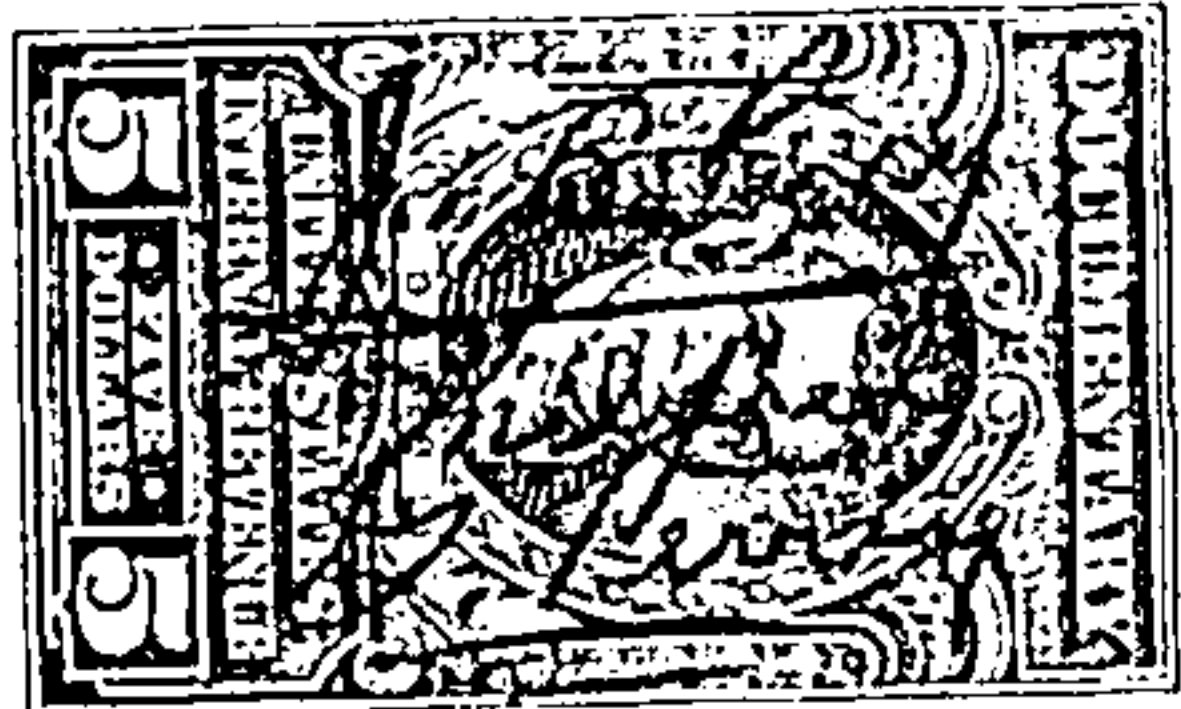
that we have a good right to sell and convey the same as aforesaid; that we will, and our heirs, executors and administrators shall warrant and defend the same to the said W. C. Wright, Sr. and wife Flora Bailey Wright, W. C. Wright, Jr. and Brenda Lea Wright, their

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

In Witness Whereof, we have hereunto set our hands and seals this 2nd day of May, 1959.

WITNESSES:

*Wm J. Thomas*



*J. S. Perry* (Seal.)  
J. S. PERRY  
*Mildred G. Perry* (Seal.)  
MILDRED G. PERRY  
(Seal.)  
(Seal.)



State of ALABAMA  
JEFFERSON COUNTY

BOOK 201 PAGE 355

I, Wm. J. Thornton, a Notary Public in and for said County, in said State,  
hereby certify that J. S. Perry and wife, Mildred G. Perry,

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 2nd day of May, 1959.

*Wm J Thornton*  
Notary Public

STATE OF ALABAMA, SHELBY COUNTY

I, Conrad M. Fowler, Judge of Probate, hereby certify that the within leged  
was filed for record the 6 day of May 1959 at 1 o'clock PM and  
recorded in leged Record 25 at page 25 and the Mortgage Tax  
Deed Tax 6.00 has been paid.

*Conrad M. Fowler*  
Judge of Probate

ALABAMA  
COUNTY  
I certify that  
Privilege Tax  
on the with  
as required  
C.M. FOWLER  
JUDGE OF PROBATE