

3X86

BOOK 201 PAGE 431

THE STATE OF ALABAMA,

FILED 21 MAY 1959

Know All Men by These Presents,

She lby County

That for and in consideration of One Dollar & other good & valuable consideration

Dollars

to the undersigned grantors J. T. Phillips and wife, Nellie B. Phillips

in hand paid by Valley Mills, Inc.

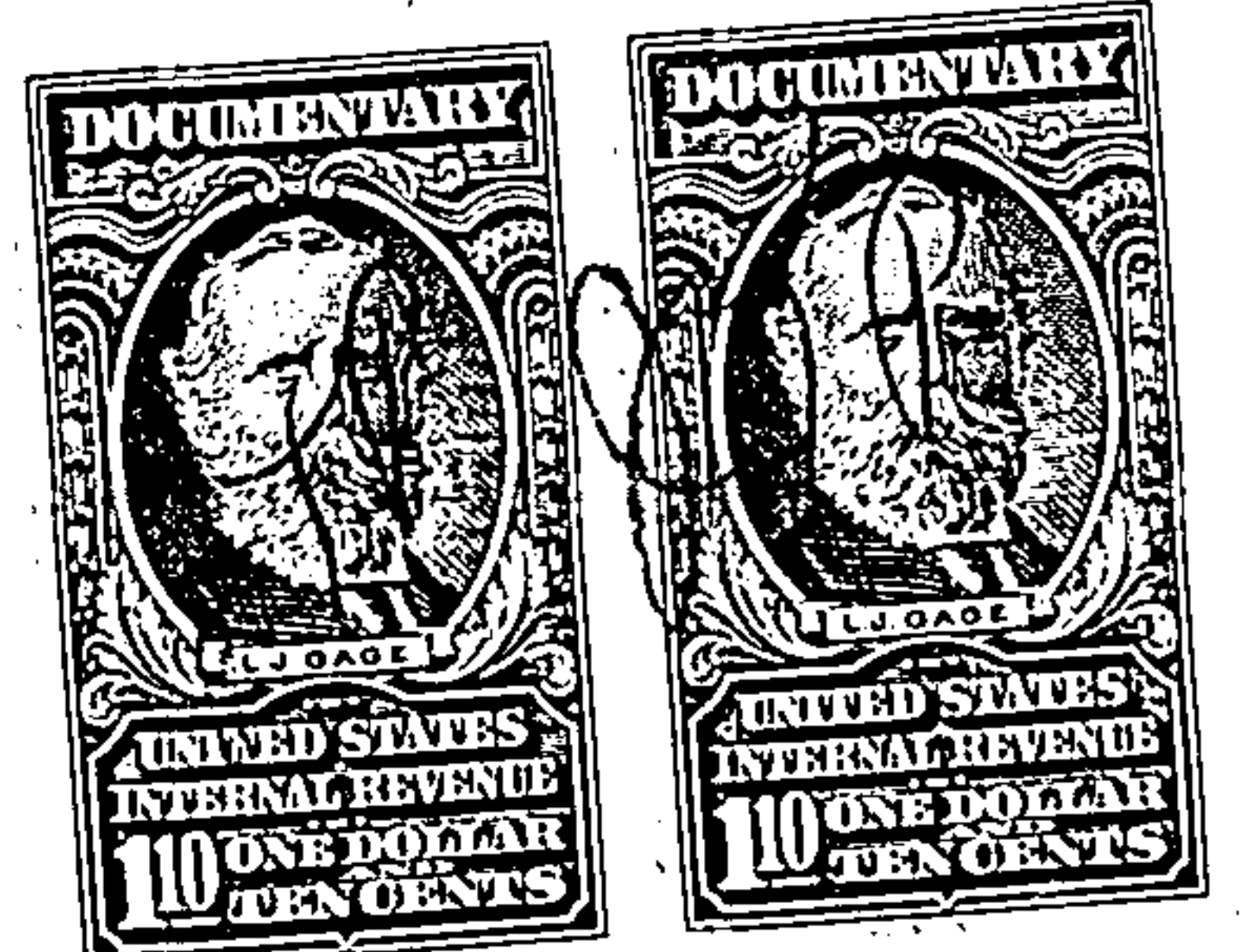
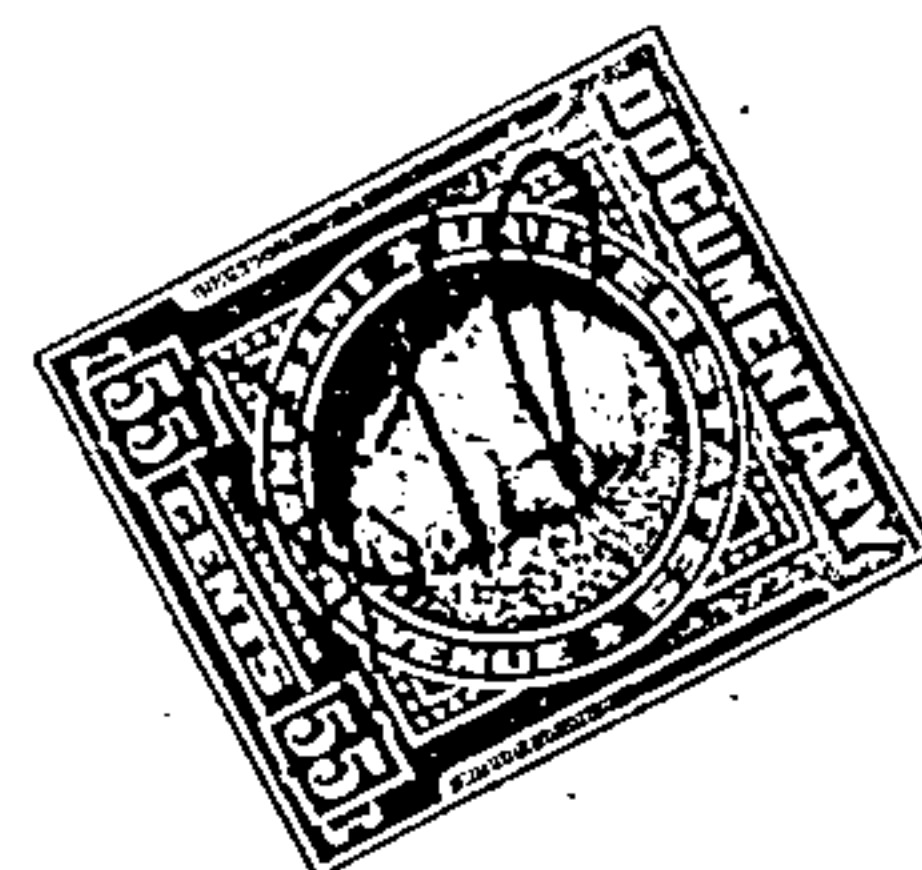
the receipt whereof is acknowledged we the said J. T. Phillips and Nellie B. Phillips

do grant, bargain, sell and convey unto the said Valley Mills, Inc.

the following described real estate, to-wit: Commencing at a point 12.0 feet South 1° 00' East of the SE corner of SE 1/4 of NE 1/4, Section 26, Township 21 South, Range 1 West; thence South 85° 50' West a distance of 732.10 feet to the point of intersection with the SE right of way line of State Highway #25; thence continue South 85° 50' West a distance of 14.78 feet to a point of intersection with the south projection of the west margin of an alley running in a Northerly direction to West College Street; thence North 2° 47' West along said projection and west margin of said alley a distance of 718.72 feet to the point of beginning; thence North 4° 39' East along said West margin of an alley, a distance of 76.42 feet to a point (being the SE corner of Lester Lot & lying 153.20 feet south 0° 37' 30" West of the south margin of West College Street); thence South 87° 28' West along south line of Lester Lot a distance of 194.64 feet to a point; thence South 3° 02' West a distance of 88.33 feet to a point on North bank of a drainage ditch; thence North 83° 53' East along said North bank of a drainage ditch, a distance of 194.02 feet to the point of beginning.

Grantors further quit claim and convey to grantee all the right, title, claim or interest of grantors in and to the land which lies between the South margin of the above described lot and the land owned by Valley Mills, Inc., which said strip of land constitutes a drainage ditch and which said strip of land herein conveyed is more particularly described as follows: Commence at the SE corner of the above described lot and run thence South 83° 53' West and along the South boundary of said above described lot 194.02 feet to an iron pin; thence South 3° 02' West 13 feet to a fence marking the boundary of Valley Mills property; thence Easterly along said fence to the West margin of the paved street running in front of Valley Mills property which connects the Saginaw Cut-off and State Highway No. 25; thence Northerly along the West margin of said street 15 feet to the point of beginning. (Said Saginaw Cut-off and West College Street being one and the same street.)

Situated in She lby County, Alabama.



TO HAVE AND TO HOLD, TO THE SAID Valley Mills, Inc., its successors

~~Heirs~~ and Assigns forever.

And we do, for ourselves heirs, executors and administrators, covenant with the said Valley Mills, Inc., its successors

~~Heirs~~ and Assigns, that we are lawfully seized in fee simple of said premises; that they are free from all encumbrances, 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

Valley Mills, Inc., its successors

~~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 20th day of May, 1959.

WITNESSES:

J. T. Phillips
Nellie B. Phillips

J. T. Phillips (SEAL)
Nellie B. Phillips (SEAL)
Nellie B. Phillips (SEAL)

THE STATE OF ALABAMA, }
SHELBY County

I, Mrs. J. P. Lane

a Notary Public in and for said County, in said State, hereby certify that J. T. Phillips and wife, Nellie B. Phillips 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 and seal, this 20 day of May, A. D. 1959.
Mrs. J. P. Lane
Notary Public

THE STATE OF ALABAMA, }
County

FILED 21 MAY 1959

STATE OF ALABAMA, SHELBY COUNTY

I, Conrad M. Fowler, Judge of Probate, hereby certify that the within deed was filed for record the 21 day of May 1959 at 2 o'clock P. M. and recorded in deed Record 201 at page 431 and the Mortgage Tax 2.50 has been paid.

Conrad M. Fowler
Judge of Probate

Given under my hand, this _____ day of _____, A. D. 19____
_____ as a witness in _____ presence.