

THE STATE OF ALABAMA,

FILED 25 JUNE 1959

Know All Men by These Presents,

SHELBY County

That for and in consideration of ONE HUNDRED FIFTY & no/100 (\$150.00)

Dollars

to the undersigned grantor s Jimmy Spain and wife, Billie Ruth Spain

in hand paid by J. C. Baird

the receipt whereof is acknowledged we the said Jimmy Spain and Billie Ruth Spain

do grant, bargain, sell and convey unto the said J. C. Baird,

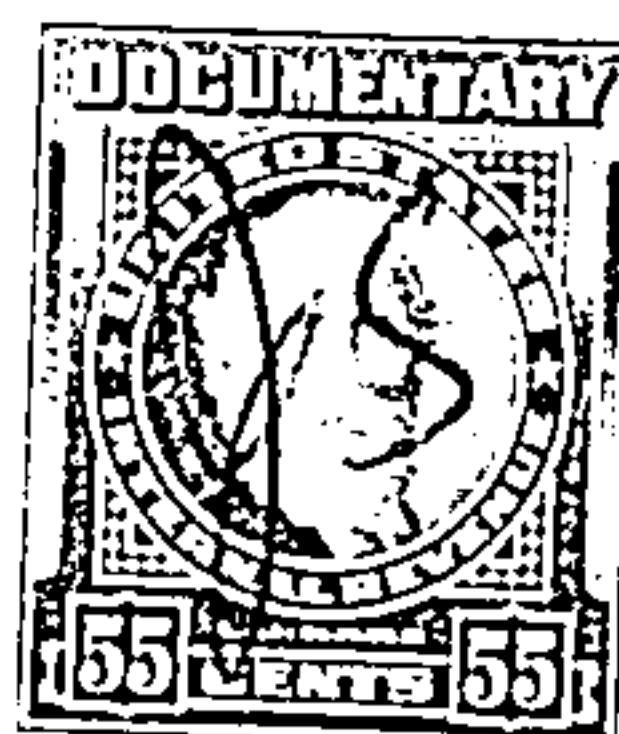
the following described real estate, to-wit: A part of the SW $\frac{1}{4}$  of SE $\frac{1}{4}$ , Sec. 35, Township 21 South, Range 3 West, more particularly described as follows: Commencing at a point on the East line of the Montevallo & Siluria road as it existed prior to said road being widened and paved, and run thence Northerly along the East boundary of said road 420 feet to the NW corner of Moore's Cemetery lot which said point constitutes the SW corner of the lot now owned by J.C.Baird; thence Easterly and parallel with the south boundary of said Quarter Quarter section and along the North boundary of said Moore's Cemetery, 294 feet to the SE corner of said J. C. Baird lot, and which said point constitutes the point of beginning of the land herein described and conveyed; thence continue Easterly and parallel with the south boundary of said Quarter Quarter section to the East boundary of said Quarter Quarter section; thence Northerly along the East boundary of said Quarter Quarter Section 75 feet; thence Westerly and parallel with the south boundary of said Quarter Quarter Section to the East boundary of said J. C. Baird's lot; thence Southerly and parallel with the East boundary of said Quarter quarter section and along the East boundary of said J. C. Baird lot, 75 feet to the point of beginning.

As a part of the consideration of this deed grantee covenants with grantors that he is the owner of the following described real estate:

A part of the SW $\frac{1}{4}$  of SE $\frac{1}{4}$ , Sec. 35, Township 21 S, Range 3 West, more particularly described as follows: Commencing at a point on the East right of way line of the Montevallo Siluria road as it existed prior to said road being widened and paved, which said point is 420 feet North of the south line of said Quarter Quarter section and being on the North line of a four acre tract known as the Moore's Cemetery tract; thence run in a Northerly direction along the East line of said Montevallo- Siluria road as it formerly existed, 150 feet to the south line of Jimmie Spain lot; thence Easterly and parallel with the south boundary of said Quarter Quarter Section and along the south line of Spain lot 294 feet; thence Southerly and parallel with the East boundary of said Quarter Quarter section 150 feet to the North boundary of said Moore's cemetery; thence Westerly and parallel with the south boundary of said Quarter Quarter section and along the North boundary of said Moore's Cemetery lot 294 feet, more or less, to the point of beginning.

Grantee further covenants with the grantors that neither he nor his heirs, assigns, successors, administrators or executors will build any chicken houses on the North half of said above 150 feet by 294 feet lot; and it is intended that this shall be a covenant running with the land and shall be fully binding.

Situated in Shelby County, Alabama.





TO HAVE AND TO HOLD, TO THE SAID J. C. Baird, his

Heirs and Assigns forever.

And we do, for ourselves, our heirs, executors and administrators, covenant with the said J. C. Baird, his

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 J. C. Baird, his

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 5th day of May April, 19 59.

WITNESSES:

Jimmy Spain (SEAL)  
Billie Ruth Spain (SEAL)

THE STATE OF ALABAMA, } I, Willie J. Frost  
SHELBY County

a Notary Public in and for said County, in said State, hereby certify that Jimmy Spain and wife, Billie Ruth Spain 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 5th day of April May A. D. 1959

Willie J. Frost  
Notary Public

THE STATE OF ALABAMA, } I, FILED 25 JUNE 1959

STATE OF ALABAMA, SHELBY COUNTY

I, Conrad M. Fowler, Judge of Probate, hereby certify that the within deed was filed for record the 25 day of June 19 59 at 1 o'clock A. M. and recorded in 20th Record at page 258 and the Mortgage Tax Deed Tax has been paid.

Conrad M. Fowler  
Judge of Probate

other witness, and that such other witness subscribed name as a witness in presence.  
Given under my hand, this day of A. D. 19