

1076

WARRANTY DEED

Shelby County Printing & Publishing Co., Columbiana, Ala.

The State Of Alabama }
SHELBY County

Know all men by these presents, That in consideration of SEVEN HUNDRED AND NO/100 (\$700.00) DOLLARS to the undersigned grantors James H. Pilgreen and wife, LaBelle A. Pilgreen in hand paid by Jannett H. Craig

the receipt whereof is acknowledged we the said James H. Pilgreen and LaBelle A. Pilgreen do grant, bargain, sell and convey unto the said Jannett H. Craig

the following described real estate situated in Shelby County, Alabama, to-wit:

Lot 21, Block One, according to B. S. Wheeler's Survey of Dunwar Estates in the SW 1/4 of the NW 1/4, Section 3, Township 24 North, Range 13 East

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, ect. It being the intent of this covenant that this property be used for residential dwelling purposes and that purpose alone.

do have and to hold To the said Jannett H. Craig, her

heirs and assigns forever.

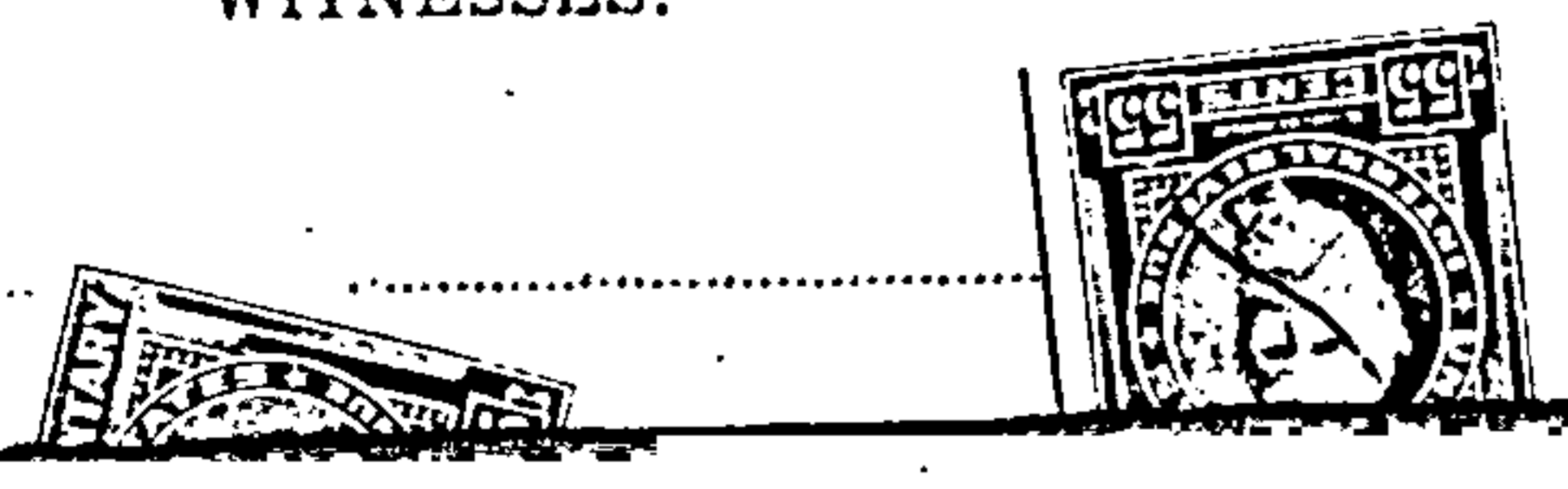
And we do, for ourselves and for our heirs, executors and administrators, covenant with the said Jannett H. Craig, her

heirs and assigns, that we are lawfully seized in fee simple of said premises; that they are free from all incumbrances; 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 Jannett H. Craig, her

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 day of December, 19 58

WITNESSES:



James H. Pilgreen (Seal)
LaBelle A. Pilgreen (Seal)

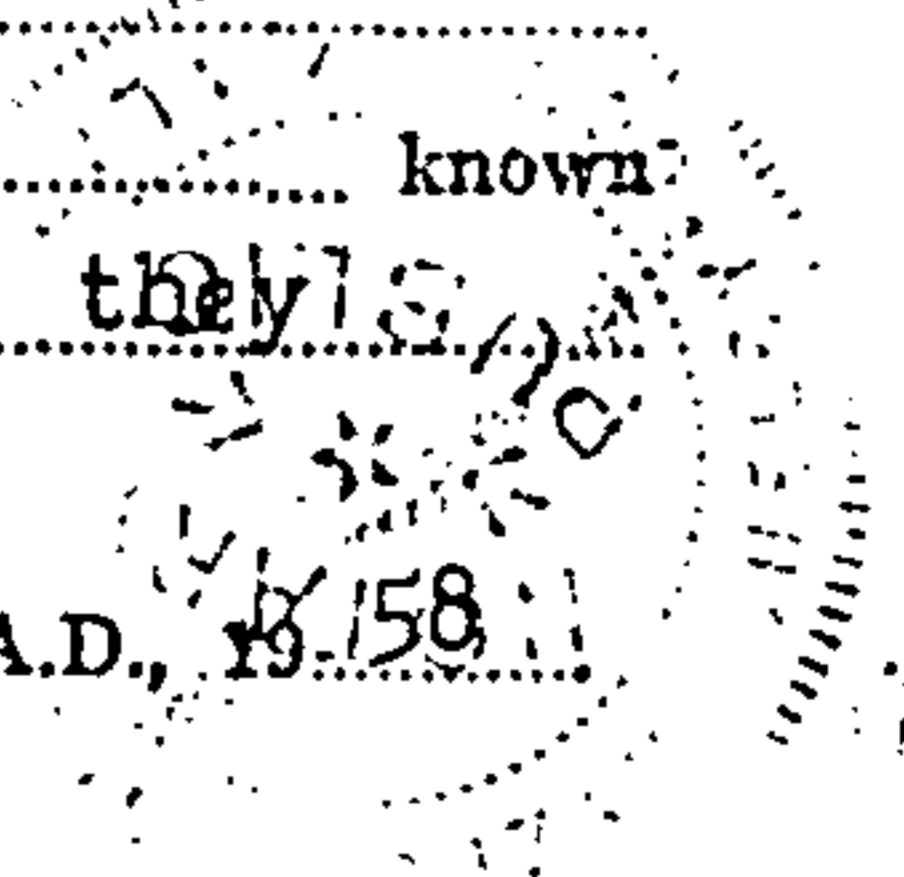
The State Of Alabama }
SHELBY County

I, Hazel B. Green

a Notary Public in and for said County, in said State, hereby certify that James H. Pilgreen and wife, LaBelle A. Pilgreen whose name s 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 this 3rd day of December, A.D. 19 58

Hazel B. Green 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 8 day of Dec 19 58 at 1:00 pm