

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 .....One Dollar and.....  
other.....valuable considerations.....(\$1.00)..... DOLLARS  
to the undersigned grantor a.....William Z. Burgess, and wife, Jewell R. Burgess.....  
in hand paid by .....James O. Phillips; and wife, Peggy Ann Phillips.....

the receipt whereof is acknowledged .....We..... the said .....William Z. Burgess and wife,.....  
Jewell R. Burgess..... do grant, bargain, sell and convey unto the said .....  
James O. Phillips, and wife, Peggy Ann Phillips.....

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

Lot 8, Block 51, according to Dunstan's Map and Survey of the  
Town of Calera, Alabama, together with improvements thereon.  
The Grantees hereby agree to assume the Mortgage of William Z. Burgess  
and wife, Jewell R. Burgess, dated December 12, 1960 and recorded in  
Mortgage Book 234, page 281, in the Probate Judge's office in  
Shelby County, Alabama



BOOK 214 PAGE 237

To have and to hold To the said James O. Phillips, and wife,  
Peggy Ann Phillips, their  
heirs and assigns forever.

And we do, for ourselves and for our heirs, executors and administrators,  
covenant with the said James O. Phillips and wife, Peggy Ann Phillips, their  
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 James O. Phillips and wife,  
Peggy Ann Phillips, their  
heirs and assigns forever, against the lawful claims of all persons.

In witness whereof we have hereunto set our hand and seal, this  
12 day of December, 1960.

WITNESSES:

William Z. Burgess (Seal)  
William Z. Burgess  
Jewell R. Burgess (Seal)  
Jewell R. Burgess  
(Seal)  
(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 William Z. Burgess and wife, Jewell R. Burgess  
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 12 day of December, A.D., 1960.

Hazel B. Green

The State Of Alabama  
Shelby County

I, Hazel B. Green

a Notary Public in and for said County, in said State, hereby certify that on the  
12 day of December, 1960, came before me the within named  
Jewell R. Burgess known to me (or made known to me) to be the wife of the  
within named William Z. Burgess who, being examined separate  
and apart from the husband touching her signature to the within she acknowledged that she  
signed the same of her own free will and accord, without fear, constraint or threats on the part of the husband.

In witness whereof I hereunto set my hand this 12  
December, A.D., 1960.

Hazel B. Green