

WARRANTY DEED

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

The State Of Alabama

Shelby County

246

Know all men by these presents, That in consideration of One dollar and other good and valuable DOLLARS

to the undersigned grantor S. W. Dulaney & wife Wilma Dulaney in hand paid by D. A. Salster & wife Lizzie Salster

the receipt whereof is acknowledged We the said S. W. Dulaney & wife Wilma Dulaney do grant, bargain, sell and convey unto the said D. A. Salster & wife Lizzie Salster

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

THE SOLE PURPOSE OF THIS DEED IS FOR CORRECTING A PRIOR DEED WHICH WAS NOT PROPERLY DESCRIBED:

A lot in the South-East quarter of North-west quarter (SE $\frac{1}{4}$ of NW $\frac{1}{4}$) Section 34, Township 19 Range 1-W and more fully described as follows:

Beginning 30 feet from North-east corner of a church and running North-West 62 feet; to the road, thence South-west along said road 285 feet, thence South-East 173 feet, thence North-east 285 feet to place of beginning.

On January 14th, 1952 the aforesaid S.W. Dulaney & wife Wilma Dulaney did execute a deed to D. A. Salster & wife Lizzie Salster, said deed being recorded in Vol. 151 Record of Deeds page 180 in the office of the Judge of Probate of Shelby County, Columbiana, Ala. and recorded on the 12th, day of Feb. 1952

The prior deed specified that the above property was a part of NE $\frac{1}{4}$ Of NW $\frac{1}{4}$ but should have been SE $\frac{1}{4}$ of NW $\frac{1}{4}$

STATE OF ALABAMA
SHELBY COUNTY

ACT NO. 787

I hereby certify that no Deed Tax has been collected on this instrument.

Conrad H. Fowler

Judge of Probate

"TAX EXEMPT"

BOOK 214 PAGE 201

To have and to hold To the said D. A. Salster and wife, Lizzie Salster

heirs and assigns forever.

And we do, for ourselves and for our heirs, executors and administrators, covenant with the said D. A. Salster and wife, Lizzie Salster heirs and assigns, that we are lawfully seized in fee simple of said premises; that they are free from all incumbrances; that we have 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 D. A. Salster and wife, Lizzie Salster heirs and assigns forever, against the lawful claims of all persons.

In witness whereof we have hereunto set our hands and seal S., this 4th day of March, 1961.

WITNESSES:

S. W. Dulaney (Seal)
(S. W. Dulaney)

(Seal)

Wilma Dulaney (Seal)
(Wilma Dulaney)

(Seal)

The State Of Alabama
JEFFERSON County

I, J. D. Spidle, Jr.

a notary public in and for said County, in said State, hereby certify that S. W. Dulaney and wife, Wilma Dulaney are known whose names are signed to the foregoing conveyance, and who they 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 4th day of March

FILED 8 MARCH 1961

Notary Public, State of Alabama at Large
My Commission Expires July 12, 1961
Bonded by Employers Liability Assurance Corporation

STATE OF ALABAMA, SHELBY COUNTY

I, Conrad M. Fowler, Judge of Probate, hereby certify that the within was filed for record in this office on the day of March 1961 at 10 M. o'clock and recorded in Book 277 at page 287 on the 10 day of March 1961. Mortgage Tax Deed Tax has been paid.

Conrad M. Fowler
Judge of Probate

a subscribing witness to

to me, appeared before me this day, and being sworn, stated that the grantor voluntarily