

WARRANTY DEED—TITLE GUARANTEE & TRUST CO., BIRMINGHAM, ALABAMA

State of Alabama

SHELBY

County

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of EIGHTEEN HUNDRED AND NO/100 (\$1800.00)

DOLLARS

to the undersigned grantor s W. D. Osborn and wife, Alene Osborn

in hand paid by George Proctor

the receipt whereof is acknowledged we the said W. D. Osborn and Alene Osborn

do grant, bargain, sell and convey unto the said George Proctor

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

The North half of Northeast Quarter (NE $\frac{1}{4}$) of Northwest Quarter (NW $\frac{1}{4}$),
Section 1, Township 19 South, Range 1 East, EXCEPT that portion of
said twenty acre tract lying West of a branch in the Northwest corner
of said twenty acres, said excepted portion containing three acres,
more or less, also EXCEPT the right of way for the Westover-Sterrett
Highway.

TO HAVE AND TO HOLD, To the said George Proctor, his

heirs and assigns forever.

And we do, for ourselves and for our heirs, executors and administrators, covenant
with the said George Proctor, his

heirs and assigns, that we lawfully seized in fee simple of said premises; that they are free from all
encumbrances;

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

George Proctor, his

heirs, and assigns forever against the lawful claims of all persons.

In Witness Whereof, we have hereunto set our hand s and seal,

this 23 day of March, 1961.

WITNESSES:

W. D. Osborn (Seal.)

Alene Osborn (Seal.)

_____ (Seal.)

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BOOK

TO

WARRANTY DEED

STATE OF ALABAMA }
SHELBY COUNTY }

I, Conrad M. Fowler, Judge of Probate hereby
certify that the within Deed was
filed in this office for record the 23rd day
of March, 1961 at 11 o'clock A.M.
and recorded in Book 214 Record Page 574
page 573 and examined
and the Mortgage Tax of \$ 2.21
Deed Tax of \$ 2.21 has been paid

Fee \$ 1.15 Judge of Probate

THIS FORM FROM
TITLE GUARANTEE & TRUST CO. 2/1/61
TITLE INSURANCE — ABSTRACTS
TRUSTS
BIRMINGHAM, ALABAMA

State of ALABAMA
SHELBY COUNTY

I, Walter C. Cawood, a Notary Public in and for said County, in said State,
hereby certify that Alene Osborn
whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before
me on this day, that being informed of the contents of the conveyance she executed the same voluntarily
on the day the same bears date.

Given under my hand and official seal this 23rd day of March, 1961.

Walter C. Cawood
Notary Public

STATE OF ALABAMA)
COUNTY)

I, M. G. Cawood, a Notary Public in and for said County in said State,
hereby certify that W. D. Osborn, whose name is signed to the foregoing conveyance and
who is known to me, acknowledged before me on this day that, being informed of the contents
of the conveyance, he executed the same voluntarily on the day the same bears date.

Given under my hand and seal this 24 day of March, 1961.

M. G. Cawood
Notary Public

STATE OF ALABAMA, SHELBY COUNTY

I, Conrad M. Fowler, Judge of Probate, hereby certify that the within Deed was filed
for record in this office on the 23rd day of March, 1961 at 11 o'clock, and
recorded in Book 214 at page 573 on the 23rd day of March, 1961.
Mortgage Tax 2.21 Deed Tax 2.21 has been paid.

Conrad M. Fowler
Judge of Probate

BOOK 214 PAGE 574