

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

State of Alabama

Shelby County

5431
KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One Thousand Five Hundred and No/100--(\$1500.00)--DOLLARS Cash

to the undersigned grantors William E. Allen and wife Willie H. Allen

in hand paid by Austin M. Littleton, Jr.

the receipt whereof is acknowledged we the said William E. Allen and wife Willie H. Allen

do grant, bargain, sell and convey unto the said Austin M. Littleton, Jr.

the following described real estate, situated in Shelby County, Alabama, to-wit: A part of the SW₄ of the SE₄ of Section 13, Township 20, Range 4 West in Shelby County, Alabama, more fully described as follows: Begin at the NW corner of said SW₄ of E₂ of said Sec. 13 and run east along the forty line 440 yards to the NE corner of said forty acres; thence run south along the east line of said forty 220 yards to a rock corner, thence due west 220 yards to an iron stake, thence Northwest along a 45 deg. angle line to point of beginning, containing 15 acres, more or less, minerals and mining rights excepted.

TO HAVE AND TO HOLD, To the said Austin M. Littleton, Jr., his heirs and assigns forever.

And we do, for ourselves and for heirs, executors and administrators, covenant with the said Austin M. Littleton, his

heirs and assigns, that we are 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 Austin M. Littleton, Jr. his

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

In Witness Whereof, we have hereunto set ours hands and seal, this 21st day of August, 1961

WITNESSES:



William E. Allen (Seal)

Willie H. Allen (Seal)

State of Alabama

Jefferson COUNTY

I, James M. Hamrick

, a Notary Public in and for said County, in said State,

hereby certify that William E. Allen and wife Willie H. Allen

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 the conveyance they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 21st day of August, 1961.

James M. Hamrick
Notary Public

STATE OF ALABAMA
I CERTIFY THIS INSTRUMENT
WAS FILED ON 8/21/61
RECORDED & \$1.00 MTG. TAX
& \$1.00 DEED TAX HAS BEEN
PD. ON THIS INSTRUMENT.

Conrad M. Fowler
JUDGE OF PROBATE

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