

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

State of Alabama

Shelby

County

5839

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Six Thousand Five Hundred DOLLARS

to the undersigned grantor Molly B. Bailey

in hand paid by William Isaac Whitfield

the receipt whereof is acknowledged I the said Molly B. Bailey and husband, Roy H. Bailey

do grant, bargain, sell and convey unto the said William Isaac Whitfield

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

A part of the SE 1/4 of NW 1/4 of Section 16, Township 19 South, Range 1 West, more particularly described as follows: Commence at the Southwest corner of the SE 1/4 of NW 1/4 of said Section 16 and run East along South line of said forty acres a distance of 278 feet to a point where the South line of said forty acres intersects the center line of old unpaved Dunnivant Road; thence continue East along the South line of forty acres a distance of 372 feet to point where the South line of said forty acres intersects the Northwest right of way of the new paved Dunnivant Highway; thence in a Northeasterly direction along the Northwest right of way line of said Highway a distance of 105 feet to point of beginning of lot herein described; thence continue Northeasterly along said right of way a distance of 210 feet; thence in a Northwesterly direction a distance of 254 feet more or less to the center of the Old unpaved Dunnivant road at a point located thereon 264 feet northeast of the Northwest corner of that certain parcel conveyed to Luther H. Skelton and Jessie F. Skelton, as recorded in Volume 215 Page 62, in the Office of the Judge of Probate of Shelby County, Alabama; thence in a Southwesterly direction along center of old Dunnivant road a distance of 264 feet to the Northwest corner of said Skelton lot; thence in a Southeasterly direction along the North line of said Skelton lot a distance of 254 feet more or less, to the point of beginning.

Subject to the following:

Line permits in favor of Alabama Power Company as shown by instrument recorded in Volume 133 Page 211 and Volume 207 Page 239, in the office aforesaid.

Right of way for public road in favor of Shelby County, Alabama, as shown by instrument recorded in Volume 196 Page 242 in the office aforesaid.

Easement for roadway over and across the said property.

TO HAVE AND TO HOLD, To the said William Isaac Whitfield, his

heirs and assigns forever.

And we do, for ourselves and for our heirs, executors and administrators, covenant with the said William Isaac Whitfield, his

heirs and assigns, that we are lawfully seized in fee simple of said premises; that they are free from all encumbrances; except current taxes and as set forth above;

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 William Isaac Whitfield, 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 20th day of September, 1961.

WITNESSES:



Molly B. Bailey (Seal.)
Roy H. Bailey (Seal.)
(Seal.)
(Seal.)

#7657

Molly B. Bailey and husband

Roy H. Bailey

TO

William Isaac Whitfield

WARRANTY DEED

THIS FORM FROM

TITLE GUARANTEE & TRUST CO. 1-1-1

TITLE INSURANCE — ABSTRACT

TRUSTS

BIRMINGHAM, ALABAMA

State of Alabama

Jefferson

COUNTY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Molly B. Bailey and husband, Roy H. Bailey 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 20th day of September, 1961.

STATE OF ALABAMA
I CERTIFY THE INSTRUMENT
WAS FILED

RECORDED & \$1.00 MFG. TAX
& \$6.50 TAX HAS BEEN
PD. ON THIS INSTRUMENT.

Conrad M. Fowler
JUDGE OF PROBATE

Notary Public

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