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W A R R A N T Y D E E D

STATE OF ALABAMA

COUNTY OF Shelby

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KNOW ALL MEN BY THESE PRESENTS,

WHEREAS, by a certain security instrument dated the _____ day of _____, 19____, recorded in Book _____, Page _____ in the Office of the Probate Judge of _____ County Alabama, G.P. Frye, Jr. and wife, Mary Ethel Frye, hereinafter referred to as GRANTORS, conveyed the hereinafter described property to LEEDS HOMES OF Birmingham, INC. hereinafter referred to as GRANTEE, to secure a certain indebtedness evidenced by a promissory note dated 17th day of September, 1960 in the sum of _____ executed by GRANTORS to GRANTEE.

WHEREAS, said GRANTORS have agreed to convey the said hereinafter described property to the GRANTEE in full satisfaction and discharge of the aforesaid indebtedness.

NOW THEREFORE, for and in consideration of the satisfaction and the discharge of the aforesaid indebtedness and the instrument given to secure the same by the GRANTEE and further consideration of ONE DOLLAR (\$1.00) cash in hand paid by GRANTEE to GRANTORS, receipt of which is hereby acknowledged, the said G.P. Frye, Jr. and wife, Mary Ethel Frye, GRANTORS, have granted, bargained, sold and conveyed, and do hereby grant, bargain, sell and convey unto said LEEDS HOMES OF Birmingham, INC., its successors and assigns, GRANTEE, the following described real estate situated in Shelby County, Alabama, to-wit:

One acre of land in the Northwest corner of the East side of the Southeast $\frac{1}{4}$ of the Southeast $\frac{1}{4}$ Section 17, Township 21, Range 12 East, known as part of the Tom Prentiss, Jr. place. Said acre of land bounded on the West by the Clarence Woods land and on the North by the Nolan Lands.



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Together with all and singular the ways, easements, and other rights, and all tenements, hereditaments and appurtenances thereunto appertaining, hereby releasing all claim to homestead and dower therein,

TO HAVE AND TO HOLD the said premises to the said GRANTEE, its successors and assigns forever.

And the said GRANTORS, for themselves and their heirs, executors and administrators, do hereby covenant with the GRANTEE, its successors and assigns, that they are lawfully seized in fee simple of the premises above conveyed and have full power, authority and right to convey the same, that said premises are free from all encumbrances, and that they will and their heirs, executors and administrators shall warrant and defend same to the said GRANTEE, its successors and assigns forever against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF the GRANTORS have hereunto set their hands and seals, this the 12th day of October, 1961.

WITNESS:

Rey O Sheppard

G P Frye Jr

Mary Ethel Frye

STATE OF ALABAMA

COUNTY OF

I, Billy R. Rice, a Notary Public in and for said County, in said State, hereby certify that on the 12th day of October, 1961, came before me the within named G. P. Frye Jr. and his wife MARY ETHEL FRYE, 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, they executed the same voluntarily on the day the same bears date, and MARY ETHEL FRYE, known to me to be the wife of the within named G. P. Frye Jr., who, being examined separately and apart from the husband touching her signature to the within conveyance, acknowledged that she signed the same of her own free will and accord, and without fear, constraints, or threats on the part of the husband, and for the purposes therein expressed.

Given under my hand and official seal this the 12th day of October,

1961.

My Commission Expires: 8-14-65

STATE OF ALA. SHELBY CO.

I CERTIFY THIS INSTRUMENT
WAS FILED ON 12-6-61

Notary Public

Notary Public Affix Seal

RECORDED & \$1 MTG. TAX
& \$1 SLD TAX HAS BEEN
PD. ON THIS INSTRUMENT.

Conrad M. Fowler
JUDGE OF PROBATE

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