

WARRICKENTY DUKENY ONTLEK E DANKSOKENKX ONKSTOCU ERKSTNCHAM OCKRANTA

**SHELBY**

**County**

## RIGHT-OF-WAY EASEMENT

**KNOW ALL MEN BY THESE PRESENTS,**

That in consideration of (\$25.00) Twenty-five and no/100-----DOLLARS  
for the use of Federal Loan Company and its assigns only or such other people as they  
may approve.

to the undersigned grantor George Frank Scoggins and wife *MINNIE D. SCOGGINS*

in hand paid by Federal Loan Company

the receipt whereof is acknowledged we the said George Frank Scoggins and wife

do grant, bargain, sell and convey unto the said Federal Loan Company

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

A right-of-way for a road thirty feet in width, said right of way herein conveyed being more particularly described as follows, to wit:

A strip of land thirty feet wide, uniform in width, bounded on the west by the east right-of-way line of the property granted the State of Alabama for a public road on June 7, 1958, by George Frank Scoggins and wife, as shown at page 356 of Deed Book 195, Office of the Judge of Probate, Shelby County, Alabama.

The right-of-way easement herein granted is for the purpose of providing access across land presently owned by the grantors herein to S $\frac{1}{2}$  of SW $\frac{1}{4}$  of NW $\frac{1}{4}$  Section 10, Township 22, Range 2 W, Shelby County, Alabama, and said right-of-way easement is to be construed as an easement running with the land.

**TO HAVE AND TO HOLD, To the said Federal Loan Company, their,**

heirs and assigns forever.

And we do, for ourselves and for our heirs, executors and administrators, covenant with the said Federal Loan Company

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 Federal Loan Company

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

In Witness Whereof, we have hereunto set our hands and seal,

this 12<sup>th</sup> day of Dec 1961.

**WITNESSES:**

WITNESSES:  
George H. Scoggins

X George Franklin Seegins (Seal.)

X Minnie D. Scoggin (Seal.)

.....(Seal.)

.....(Seal.)

Buy 7342  
Blair, B. Allen

George Frank Scoggins and

wife

TO

Federal Loan Company

Right-of-way Easement  
Right-of-way Easement

STATE OF ALABAMA,

County.

Office of the Judge of Probate

I hereby certify that the within deed was  
filed in this office for record on the  
day of 19  
at o'clock M, and was duly re-  
corded in Volume of Deeds  
at page, and examined.

Judge of Probate.

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

145  
052  
1.95

State of

COUNTY

I, Richard M. Facett

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

hereby certify that George Frank Scroggins and Minnie D. Scroggins  
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 have executed the same voluntarily  
on the day the same bears date.

Given under my hand and official seal this 12<sup>th</sup> day of Dec

Facett R M

Notary Public

STATE OF ALA. SHELBY CO.  
I CERTIFY THIS INSTRUMENT  
WAS FILED ON 12/12/62  
RECORDED & \$ MTG. TAX  
& \$57 DEED TAX HAS BEEN  
PD. ON THIS INSTRUMENT.

Conrad M. Fowler  
JUDGE OF PROBATE

199 204 612 X308