

THE STATE OF ALABAMA

Shelby

County

Know All Men by These Presents, That in consideration of

Fifty and No/100 (\$50.00)-----DOLLARS

to the undersigned grantor W. J. Varden and wife, Mary Jane Varden

in hand paid by S. A. Evans

the receipt whereof is acknowledged we the said

W. J. Varden and wife, Mary Jane Varden

do grant, bargain, sell and convey unto the said S. A. Evans

the following described real estate, to-wit: A lot or parcel of land in the NE 1/4 of NE 1/4 of fractional Section 3, Township 24 North, Range 12 East, described as follows:

Begin at a point where the center line of the main tract of the Southern Railway Company intersects the East margin of the "Old Montevallo and Montgomery Public Road" (which road leads from Montevallo by way of the upper ford of Shoal Creek); and go thence in a Southerly direction along the East margin of said road 864 feet. to a point marked by an iron stob which point is the point of beginning of the property herein described; run thence in a Northeasterly direction, at such an angle that at a distance of 441 feet intersection will be made with the Southeasterly line of that certain lot known as and called "the Charlie Oakley Lot" and formerly known as the "William Nelson Lot" which point is marked by an iron stob; go thence in a Westerly direction along the Southeast margin of the said Charlie Oakley Lot a distance of 26 feet to a point also marked by an iron stob; go thence in a Southwesterly direction 310 feet to a point which shall be 115 feet East of the East margin of the aforementioned ~~lot~~ ^{Street} at a point on said margin which shall be 65 feet North of the point of beginning heretofore mentioned; thence in a Westerly direction 115 feet to the East margin of the aforementioned lot; thence in a Southerly direction along the East margin of said lot 65 feet to the point of beginning.

situated in Shelby County, Alabama.

To Have and to Hold, To the said

S. A. Evans, his

heirs and assigns forever.

And we do, for ourselves and for our heirs, executors and administrators,

covenant with the said S. A. Evans, his

heirs and assigns, that we are lawfully seized in fee simple of said premises;

that they are free from all incumbrances; 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 S. A. Evans, his

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

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

21 day of August, 1950.

WITNESSES:

X W. J. Varden (Seal.)

Mary J. Varden (Seal.)

(Seal.)

(Seal.)

THE STATE OF ALABAMA

Shelby County

I, _____,

a Notary Public

in and for said County, in said State,

hereby certify that W. J. Varden and wife, Mary Jane Varden

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 this conveyance,

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

Given under my hand this 21st day of August 1950

Mary Hood
Notary Public

THE STATE OF ALABAMA

County

I, _____,

a _____ in and for said County, in said State, hereby certify that

_____ subscribing witness to the foregoing conveyance, known

to me, appeared before me this day, and being sworn, stated that _____

_____ the grantor _____ voluntarily

executed the same in _____ presence and in the presence of the other subscribing witness, on the day the

same bears date; that _____ attested the same in the presence of the grantor _____, and of the other

witness, and that such other witness subscribed _____ name as a witness in _____ presence.

Given under my hand this the _____ day of _____, A. D. 19 _____

STATE OF ALA. SHELBY CO.

I CERTIFY THIS INSTRUMENT

WAS FILED ON 8/18/50

RECORDED & \$ MTG. TAX

& \$ DEED TAX HAS BEEN

PD. ON THIS INSTRUMENT.

THE STATE OF ALABAMA

Shelby County

Conrad H. Fowler
JUDGE OF PROBATE

a Notary Public

in and for said County, in said State, hereby certify that

on the _____ day of August 1950, came before me the within named

Mary Jane Varden known to me (or made known to me) to be the wife of the

within named W. J. Varden who, being examined separate

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, without fear, constraint or threats on the part of the husband.

In Witness Whereof, I hereunto set my hand this _____ day of

August, A. D. 1950

Mary Hood
Notary Public