

5267

STATE OF ALABAMA

SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Ninety and 00/100 (\$90.00) Dollars

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, Lela Harrell Alexander and husband Edwin Alexander

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto

Fred D. McGuffie and wife Eva McGuffie

(herein referred to as grantee, whether one or more), the following described real estate, situated in Shelby County, Alabama, to-wit:

A tract of land located in the Southeast quarter of the Northwest quarter of Section 11, Township 20, Range 3 West, situated in Shelby County, Alabama, more particularly described as follows: Begin at the Southwest corner of said quarter quarter section and run thence north along the west line of said quarter quarter section a distance of 196 feet more or less to the Helena Acton Road; run thence east and parallel with the south boundary line of said quarter quarter section a distance of 666.7 feet; run thence south and parallel with the west boundary line of said quarter quarter section a distance of 196 feet more or less to the south line of said quarter quarter section; run thence west along the south boundary line of said quarter quarter section a distance of 666.7 feet more or less to the point of beginning, containing three acres more or less. Mineral and mining rights excepted.

TO HAVE AND TO HOLD to the said grantee, his, her or their heirs and assigns forever.

And I (we) do, for myself (ourselves) and for my (our) heirs, executors and administrators, covenant with said grantee, his, her or their heirs and assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise stated above; that I (we) have a good right to sell and convey the same as aforesaid; that I (we) will, and my (our) heirs, executors and administrators shall warrant and defend the same to the said grantee, his, her or their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I (we) have hereunto set my (our) hand(s) and seal(s) this 24th day of July, 1965.

STATE OF ALA. SHELBY CO.
I CERTIFY THIS INSTRUMENT
WAS FILED ON 8-27-65
RECORDED & MTG. TAX
& S. DEED TAX HAS BEEN
PD. ON THIS INSTRUMENT.

(SEAL) Lela Harrell Alexander (SEAL)

(SEAL) Edwin Alexander (SEAL)

(SEAL) (SEAL)

STATE OF ALABAMA JUDGE OF PROBATE
SHELBY COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Lela Harrell Alexander and husband Edwin Alexander

whose name(s) 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 24th day of July, A.D. 1965.

Lance Brasher
Notary Public

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