

STATE OF ALABAMA

SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS:

\$4,000.00 and the assumption by the grantee of the unpaid balance on that certain mortgage from Lena H. & Fred A. Duran to W.B. Leedy & Co. Inc. dated 7/6/56 recorded in Mtg. Book 244 page 507 and which was assigned to Vulcan Life & Accident Insurance Company on 7/9/56 as shown by deed book 181 page 55 in Probate Office,

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we,

Fred A. Duran, Jr. and wife, Marilyn L. Duran and Lucille M. Duran, a widow

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

Victor Scott

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

The following tract of land situated in Montevallo, Alabama, to-wit: Beginning at the northwest corner of Lot No. 5, the same being the northeast corner of the F.F. Crowe lot; thence run in a northeasterly direction along the SE margin of Main Street for 188 feet to the point of beginning of the lot hereby described; thence in a southeasterly direction and perpendicular to Main Street 158 feet 1 1/2 inches; thence in a northeasterly direction and parallel with Main Street 81 feet, more or less, to an alley; thence in a northwesterly direction and perpendicular to Main Street 158 feet 1 1/2 inches to the southeast margin of Main Street; thence in a southwesterly direction along the southeast margin of Main Street 81 feet to point of beginning, and being a part of lot 5 1/2 and Lot 8 according to Storrs and Troy Addition to Montevallo, as further shown by tracing of the map entitled Storrs & Troy by N. B. Dare, Civil Engineer, as shown by map book in Probate Office of Shelby County, Alabama, and being a part of the SE 1/4 of SW 1/4 of Section 21, Township 22 Range 3 West.

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 1<sup>ST</sup> day of March, 1966

STATE OF ALA. SHELBY CO. JUDGE OF PROBATE  
I HEREBY CERTIFY THAT THIS INSTRUMENT WAS FILED FOR RECORD & SALES TAX HAS BEEN PAID ON THIS INSTRUMENT.  
4-13-66  
Lucille M. Duran

Lucille M. Duran (Seal)  
Lucille M. Duran

Fred A. Duran, Jr. (Seal)  
Fred A. Duran, Jr.

Marilyn L. Duran (Seal)  
Marilyn L. Duran

By Lucille M. Duran (Seal)  
As Attorney in Fact for  
Fred A. Duran, Jr. and for  
Marilyn L. Duran  
General Acknowledgment

STATE OF ALABAMA  
SHELBY COUNTY

I, Sonah C. Gallaway, a Notary Public in and for said County, in said State, hereby certify that Lucille M. Duran, whose name as Attorney in Fact for Fred A. Duran, Jr. and wife, Marilyn L. Duran, is signed

whose name(s) signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance, she executed the same voluntarily on the day the same bears date, for and as the act of the said Fred A. Duran, Jr. and Marilyn L. Duran.

Given under my hand and official seal this 1<sup>ST</sup> day of March, April, A.D. 19 66

Sonah C. Gallaway  
Notary Public  
1.48  
6.00  
745

RETURN TO:

*Paul*

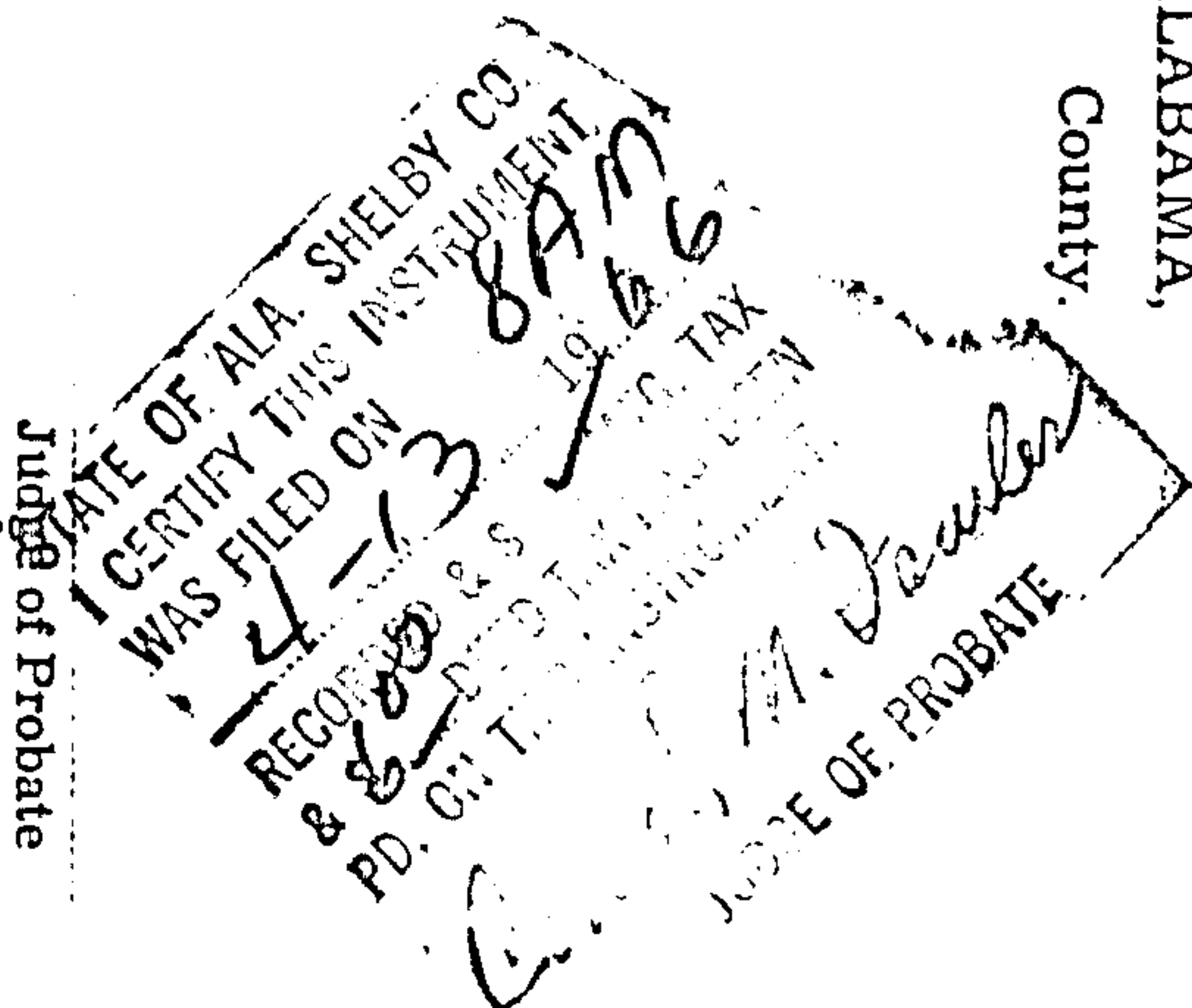
TO

WARRANTY DEED

STATE OF ALABAMA,

County.

Judge of Probate



LAWYERS TITLE INSURANCE CORPORATION

Title Insurance  
BIRMINGHAM, ALA.

DEED TAX \$  
RECORD FEE \$  
TOTAL \$

State of Alabama

County of Shelby

I, a Sarah C. Halloway, a Notary Public in and for said County in said State, hereby certify that Lucille M. Duran, a widow, whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 1<sup>st</sup> day of April, 1966.

Sarah C. Halloway  
Notary Public



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