

THIS INSTRUMENT PREPARED BY:

NAME: _____

ADDRESS: _____

8176

WARRANTY DEED

Alabama Title Co., Inc.

State of Alabama

Shelby COUNTY; KNOW ALL MEN BY THESE PRESENTS

That in consideration of One Hundred and No/100 - - - - - DOLLARS

to the undersigned grantor John Alvy Payne

in hand paid by Mrs. Frances Briggs

the receipt whereof is acknowledged by the said John Alvy Payne

^{es} do grant, bargain, sell and convey unto the said Frances Briggs

the following described real estate, situated in Shelby County, Alabama,

to-wit: For a starting point go two hundred sixty-one (261) feet along the East side of Fungo Public Road, measured from an iron stake at the intersection of the East side of Fungo Public Road with the North boundary line of the Southeast quarter of Section 13, Township 20, Range 3 West and proceed a distance of two hundred thirty-seven (237) feet in the Southerly direction along East line of Fungo Public Road; thence to the left in a Northeasterly direction a distance of two hundred twelve (212) feet; thence due South a distance of sixty-two (62) feet; thence due East a distance of one hundred four (104) feet; thence due North a distance of two hundred seventy-six (276) feet; thence due East a distance of three hundred twenty-eight (328) feet to the point of beginning. All being in the Southeast quarter of Section 13, Township 20, Range 3 West, situated in Shelby County, Alabama.

TO HAVE AND TO HOLD, To the said Frances Briggs and her

heirs and assigns forever.

And I do, for myself and for my heirs, executors and administrators, covenant with the said Frances Briggs, her

heirs and assigns, that I am lawfully seized in fee simple of said premises; that they are free from all encumbrances;

that I have a good right to sell and convey the same as aforesaid; that I will, and my heirs, executors and administrators shall warrant and defend the same to the said Frances Briggs and her

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

In Witness Whereof, I have hereunto set my hand and seal

this 7th day of November, 1967.

WITNESSES.

BOOK 250 PAGE 751

Barryton Harris
Edna B. Barton

John Alvy Payne (Seal.)

_____ (Seal.)

Return To:

John Alvy Payne

#1844233 - *Alvina*

TO

Mrs. Frances Briggs

WARRANTY DEED

STATE OF ALABAMA,

County.

145

Judge of Probate

This form furnished by

ALABAMA TITLE COMPANY, INC.

Agents for

LOUISVILLE TITLE INSURANCE CO.

615 No. 21st Street Birmingham, Alabama

State of Alabama
Shelby

COUNTY

General Acknowledgment

I, Floetta B. Barton

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

hereby certify that John Alvy Payne

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

Given under my hand and official seal this 7th day of, November A.D., 19 67

Floetta B. Barton
Notary Public.

State of

COUNTY

General Acknowledgment

I,

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

hereby certify that

whose name signed to the foregoing conveyance, and who known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this day of

REC. BY C. G. FILE NUMBER OR PAGE AS SHOWN ABOVE
1967 NOV - 8 AM 10:41
JUDGE OF PROBATE
NOTARY PUBLIC
STATE OF ALA. SHELBY CO.
IN THE OFFICE OF THE CLERK
THIS INSTRUMENT WAS FILED

State of

COUNTY

Separate (and General) Acknowledgment by Wife

I,

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

certify that on the date hereof, came before me the within named

who is known to me to be the wife of the within named

who, being examined separate and apart from the husband, touching her signature to the within conveyance, acknowledged before me on this day that being informed of the contents of the conveyance, she signed the same voluntarily and of her own free will and accord, and without fear, constraints, or threats on the part of the husband.

Given under my hand and official seal this day of

, 19

Notary Public

252 052 8008