

WARRANTY DEED

11683

STATE OF ALABAMA)

KNOW ALL MEN BY THESE PRESENTS, That:
JEFFERSON COUNTY)

We, Frank E. Spain and his wife, Margaret C. Spain, for
and in consideration of One Dollar (\$1.00), do hereby grant, bar-
gain, sell, and convey unto the City of Birmingham, Alabama the
following described real estate, situated, lying and being in
Shelby County, Alabama, to-wit:

The NW $\frac{1}{4}$ of the SE $\frac{1}{4}$ of Section 10,
Township 19 South, Range 2 West,
containing 40 acres, more or less,
in fee simple; and also

The NE $\frac{1}{4}$ of the SE $\frac{1}{4}$ of Section 10,
Township 19 South, Range 2 West,
containing 40 acres, more or less,
in fee simple.

(The aforesaid contiguous tracts con-
taining in the aggregate 80 acres,
more or less.)

Grantors by this deed give and grant the aforesaid pro-
perty to the City of Birmingham for a public park, and subject
to its acceptance by the Council of the City of Birmingham under
the power conferred by Section 470, Title 37, Code of Alabama of
1940, to establish, lay out and improve public grounds and parks,
and its acceptance on behalf of said City by the Park and Recrea-
tion Board of the City of Birmingham, as authorized by Section
721, Title 62, Code of Alabama of 1940, the grantors dedicate
said property for the following public purposes:

For use as a public park; for the recreation, health
and betterment of the public; for the betterment and improve-
ment of all ornamental and useful vegetable life; including agri-
culture, arboriculture, horticulture, and experimenting with growth
and seeds of ornamental shrubs, trees and flowers; for the better-

ment of all animal life including domestic animals, wild life, fish, and fish hatcheries; including the collection and exhibit of minerals and all native products; including the creation and maintenance of springs, streams, and lakes thereon; including other improvements thereon such as fair grounds, athletic fields, museums, art galleries, military grounds, state armory, hospitals, school buildings; and such other improvements and buildings thereon as may be deemed necessary for public purposes.

To Have and to Hold unto the said City of Birmingham, its successors and assigns forever.

And we do, for ourselves and for our heirs, executors and administrators, covenant with the said City of Birmingham, its successors and assigns, that we are lawfully seized of said premises; that they are free from all encumbrances; and we have a good right to convey the same as aforesaid; that we will, and our heirs, executors and administrators shall, warrant and defend the same to the said City of Birmingham, its successors and assigns, against the lawful claims of all persons.

IN WITNESS WHEREOF, we have each hereunto set our hand

and seal, this 13th day of June, 1968.

Frank E. Spain (Seal)
Frank E. Spain

Margaret C. Spain (Seal)
Margaret C. Spain

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
SEP 26 1968 9:47 AM
UCC FILE NUMBER OR
PAGE AS SHOWN A80
Clerk of Probate
JUDGE OF PROBATE
STATE OF ALABAMA
JEFFERSON COUNTY

I, Richard S. Riley, a Notary Public in and for said County, in said State, hereby certify that Frank E. Spain and wife, Margaret C. Spain, 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, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 13th day of June, 1968.

Richard S. Riley
Notary Public
JULY 10 1968
RICHARD S. RILEY
NOTARY PUBLIC
JEFFERSON COUNTY, ALABAMA