

The State of Texas
County of Eastland

Filed for record the 24th day of

Before me, J. T. Chapman, a Notary Public in and for Eastland County Texas, on this day personally appeared J. C. BREWER known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he executed the same for the purposes and consideration therein expressed.

Given under my hand and seal of office this 18th day of Nov., A.D. 1925.

(SEAL)

J. T. Chapman, Notary Public
Eastland Co., Texas.

State of Miss.,

County of Holmes

Personally appeared before me, J. K. Thomas a Notary Public of said County, the within named J. G. Brewer, who acknowledged that he signed and delivered the foregoing deed on the day and year therein mentioned as his act and deed.

Given under my hand, and official seal, at office this 20th day of Nov., A.D. 1925.

(SEAL)

J. K. Thomas, a Notary Public.

State of Texas

County of Taylor

Before me, Eugene Wood, on this day personally appeared J.E. BREWER known to me to be the person whose name is subscribed to the foregoing and annexed instrument of writing, and after being duly sworn by me, stated that he is J.E. BREWER the grantor or person who executed the said instrument of writing, acknowledged in his presence, that he had executed the same for the purposes and consideration therein expressed, and that he had signed the same as a witness at the request of the grantor.

(SEAL)

Eugene Wood, Notary Public, Taylor
County, Texas.

W. E. Byars
Hattie D. Byars
To/Deed
W. H. McCormick
Jane S. McCormick

Filed for record the 24th day of
Nov., 1925 at 10:20 A.M.
Recorded the 24th day of Nov., 1925.

W.B. Jones, Chancery Clerk

For and in consideration of the sum of \$184.00 cash in hand paid to us, W. E. BYARS and HATTIE D. BYARS, of Sharon, Miss.; by W. H. McCormick Jr., and his wife Jane S. McCormick of Camden, N.J. and the further consideration of the execution and delivery by said McCormicks to us of their promissory note for \$500.00, payable \$50.00 a month, beginning on Dec. 1st, 1925, we do hereby convey and warrant to them the said McCormicks, 38 acres of land in Madison County, Mississippi, being 38 acres off the west end

being 38 acres off the West end of a tract of 78 acres described as S2 of SW1/4 Sec. 32 T. 10 N. 4 East, less 2 acres out of N.E. Cor. of said 78 acre tract. This land was inherited by us from William Byards, the will being recorded in Will Book A, page 492, and part of the same land as was prited and deeded to us in 1887 by deed recorded in Deed Book U.U. page 210.

Grantors herein will collect all rents on said 38 acres of land for the year 1925 and will pay taxes on the same for said year. A vendors lien is expressly retained on said 38 acres of land to secure the payment of said note, as set out above, bearing 6 per cent interest from date until paid. In case of default of grantors in the payment of said note, Grantors reserve the right for themselves and for their assigns, to advertise and sell said land, for the payment of said note, without any court foreclosure proceedings, and they reserve the right also to buy in said land at such sale. In case grantees should fail to pay taxes after this year and grantors are forced to pay the same, any amount so paid together with interest thereon at the rate of six per cent, shall be a charge against said land secured by the lien retained on the same, and to be enforced as provided for the purpose money note.

Witness our signatures on this Nov., 18th, 1925.

Witnessed by, Ira R. Holliday
Hattie Ola Sellus

W. E. Byars
Hattie D. Byars

State of Mississippi)

Madison County

This day personally appeared before the undersigned Notary Public of the City of Canton in said County and State, Hattie Ola Sellars who acknowledged that she saw the above named W. E. Byars and Hattie D. Byars sign and deliver the above deed, that she signed the same as witness in the presence of the said W.E. and Hattie D. and in the presence of Ira R. Holliday the other subscribing witness, and that said Ira R. Holliday signed the same as a witness in the presence of said W.E. and Hattie D. Byars, and in the presence of this affirming witness.

Given under my hand and seal of office on this Nov. 24th, 1925.

(SEAL)

G. J. Anderson, Notary Public,
Canton, Miss.,
My commission expires Jan. 13th, 1929

(\$1.00 revenue stamp attached & cancelled)