

This instrument was prepared by

(Name) Wallace, Ellis, Head & Fowler, Attorneys

(Address) Columbiana, Alabama 35051

Form 1-1-27 Rev. 1-66

WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama

STATE OF ALABAMA

Shelby COUNTY

KNOW ALL MEN BY THESE PRESENTS:

See Mtg 346-822

That in consideration of Six Thousand and no/100 Dollars

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

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

Stancil Handley and Mitchell Handley

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

One acre, more or less, situated in the NW $\frac{1}{4}$ of the SE $\frac{1}{4}$ of Section 12, Township 21 South, Range 3 West, being one acre, more or less, off of the southern most end of the property which was conveyed by Harper C. Reeves and wife, Nora L. Reeves, to Loyd Handley and wife, Elda Mae Handley, by deed dated January 22, 1954, and recorded in Deed Book 164, page 262, in the Probate Records of Shelby County, Alabama. Said one acre, more or less, is more particularly described as follows, to-wit: Beginning at a point North 88 deg. 15' East, 1078 feet from the northwest corner of the NW $\frac{1}{4}$ of the SE $\frac{1}{4}$, Section 12, Township 21 South, Range 3 West, and running north 88 deg. 15' east, 224.0 feet; thence south 5 deg. 15' east, 1208 feet to the northeast boundary of the Birmingham-Montgomery Highway (U. S. #31), which is the point of beginning of the tract herein conveyed; thence run north 67 deg. 10' west, along the northeast boundary of said highway 304 feet; thence run north 4 deg. 30' west a distance of 143.3 feet to a point; thence turn to the right and run southeasterly parallel with the northeast boundary of said U. S. Highway #31 a distance of 304 feet, more or less, to a point on the eastern boundary of property of grantors; thence turn to the right and run southerly a distance of 143.3 feet, more or less, to point of beginning.



19750701000034220 1/1 \$.00
Shelby Cnty Judge of Probate, AL
07/01/1975 12:00:00AM FILED/CERT

Mineral and mining rights excepted.

STATE OF ALA. SHELBY CO.
JUDGE OF PROBATE
1975 JUN 30 PM 2:47
Deed J44 50
Conrad M. Foster, Jr.
INSTRUMENT WAS FILED

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 the said GRANTEES, 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 noted 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 GRANTEES, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, we have hereunto set our hands(s) and seal(s), this 30 day of June, 1975.

BOOK 293 PAGE 218

(Seal)
(Seal)
(Seal)

Loyd Handley (Seal)
Mildred Handley (Seal)
(Seal)

STATE OF ALABAMA

SHELBY COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Loyd Handley and wife, Mildred Handley, 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 30 day of June, A. D., 1975.

Conrad M. Foster, Jr.

Notary Public.