

This instrument was prepared by

(Name) Contempo Properties, Inc.
2758 Highway 31, South
(Address) Birmingham, Alabama 35244

19750923000052710 1/1 \$.00
Shelby Cnty Judge of Probate, AL
09/23/1975 12:00:00AM FILED/CERT

WARRANTY DEED- AMERICAN TITLE INS. CO., Birmingham, Alabama

STATE OF ALABAMA }
SHELBY COUNTY }

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of One Thousand-Seven Hundred and ⁹⁰⁰no/100xxxxxxx(\$1,700.00)

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

Sue H. Boone, a divorced woman, and Stephen H. Lee, a single man,

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

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

A part of Lots 5 and 6 in Block 1 of K.B. Nickerson's Survey on Helena Road as recorded in Map Book 3, Page 116, in the Probate Office of Shelby County, Alabama, more particularly described as follows:

Begin at the Southwest corner of Lot 5 of said survey; Thence run Northerly along the west boundary line of said Lot 5 for 170.35 feet; thence turn right 126 degrees, 03 minutes and run Southeasterly 98.48 feet; thence turn 08 degrees, 43 minutes to the right and continue Southeasterly 169.5 feet, more or less, to the Southeast corner of Lot 6 of said Survey; thence run Westerly along the South boundary lines of Lots 5 and 6 of said survey for 200.0 feet to the Southwest corner of Lot 5 and the point of beginning.

Situated in Shelby County, Alabama.

Subject to easements and restrictions previously recorded.

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 22nd day of September, 1975.

BOOK 294 PAGE 626
STATE OF ALABAMA SHELBY CO.
INSTRUMENT WAS FILED
1975 SEP 23 AM 8:12
Deed Jap 200
Conrad M. Brubaker
JUDGE OF PROBATE
STATE OF ALABAMA }
SHELBY COUNTY }

X Sue H. Boone (Seal)
(Sue H. Boone)
X Stephen H. Lee (Seal)
(Stephen H. Lee)
..... (Seal)

General Acknowledgment

I, Barbara S. Skelton, a Notary Public in and for said County, in said State, hereby certify that Sue H. Boone, a divorced woman & Stephen H. Lee, a single man 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 each executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 22nd day of September, A. D., 1975
Barbara S. Skelton
Notary Public