

RETURN TO 630

WARRANTY DEED

19751126000066510 1/1 \$.00
Shelby Cnty Judge of Probate, AL
11/26/1975 12:00:00AM FILED/CERT

STATE OF ALABAMA

Shelby COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Five Thousand and no/100 Dollars and other good and valuable considerations to the undersigned grantor, (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, William L. Poole and wife Mildred E. Poole and Charles B. Crow and wife Catherine C. Crow

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

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

Begin at the southwest corner of the SW $\frac{1}{4}$ of the SE $\frac{1}{4}$ of Section 1, Township 19 South, Range 2 East in Shelby County, Alabama; thence run east along the south line of said $\frac{1}{4}$ - $\frac{1}{4}$ section for 1,345.495 feet to the southeast corner of said $\frac{1}{4}$ - $\frac{1}{4}$ section; thence continue east along the south line of the SE $\frac{1}{4}$ of the SE $\frac{1}{4}$ of said Section 1 for 3.31 feet to a point on the center line of a paved public road; thence 59 deg. 28 min. 15 sec. left and run northeasterly along the center line of said public road for 500.00 feet; thence 50 deg. 43 min. 36 sec. left and run northwesterly for 1,622.62 feet to a point on the north line of the south half of the NW $\frac{1}{4}$ of the SE $\frac{1}{4}$ of said Section 1; thence 69 deg. 30 min. 22 sec. left and run west along the north line of the south half of said $\frac{1}{4}$ - $\frac{1}{4}$ section for 1,003.00 feet to the northwest corner of the south half of said $\frac{1}{4}$ - $\frac{1}{4}$ section; thence 89 deg. 08 min. 20 sec. left and run south along the west line of said $\frac{1}{4}$ - $\frac{1}{4}$ section and along the west line of the SW $\frac{1}{4}$ of the SE $\frac{1}{4}$ of said Section 1 for 1,959.12 feet to the point of beginning. EXCEPT that part of the above described property lying within the right-of-way of the public road. Containing 59.99 acres. ALSO a parcel in the SE $\frac{1}{4}$ of the SE $\frac{1}{4}$ of Section 1, Township 19 South, Range 2 East more particularly described as follows: Commence at a RR spike 3 feet West of centerline of paved Shelby County road which is the SE corner of the SW $\frac{1}{4}$ of the SE $\frac{1}{4}$, Section 1, Township 19 South, Range 2 East and run North 30 deg. 55 min. 35 sec. West for 501.69 feet to a 3/4 inch solid rod in the centerline of pavement which is the point of beginning; thence North 30 deg. 36 min. 06 sec. East along the centerline of pavement for 300.00 feet to a RR spike in the centerline of pavement; thence North 45 deg. 00 min. 35 sec. West for 551.85 feet to an iron pipe on the West line of the SE $\frac{1}{4}$, of the SE $\frac{1}{4}$, Section 1, Township 19 South, Range 2 East; thence South 20 deg. 07 min. 30 sec. East for 690.58 feet to the point of beginning. The above being in and a part of the SE $\frac{1}{4}$ of the SE $\frac{1}{4}$ of Section 1, Township 19 South, Range 2 East, less and EXCEPT R.O.W. for a paved public road, and located in Shelby County, Alabama. The above contains 1.84 acres to centerline of pavement.

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 said grantee, his, her or 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 stated 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 grantee, his, her or their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I (we) have hereunto set my (our) hand(s) and seal(s) this 25th day of November, 1975.

(SEAL) C B Crow (SEAL)

(SEAL) Catherine C Crow (Mrs C B Crow) (SEAL)

(SEAL) William L Poole (SEAL)

Mildred E. Poole
GENERAL ACKNOWLEDGMENT

STATE OF ALABAMA

Shelby COUNTY

I, Charles A. Myers a Notary Public in and for said County, in said State, hereby certify that William L. Poole and wife Mildred E. Poole, and Charles B. Crow and wife Catherine C. Crow

whose name(s) 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, have executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 25th day of November, A.D. 19 75

Notary Public

BOOK 295 PAGE 707

STATE OF ALA. SHELBY CO.
I CERTIFY THIS INSTRUMENT WAS FILED
1975 NOV 26 PM 1:55
Filed
Conceded by 3rd
JUDGE OF PROBATE