

This instrument was prepared by

(Name) Stuart Leach, Attorney at Law

(Address) 331 Frank Nelson Building, Birmingham, Alabama, 35203

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:

That in consideration of One and 00/100 (\$1.00) DOLLARS and the exchange of certain real estate conveyed by the grantees herein to the grantors

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, Joe A. Scotch and wife, Peggy P. Scotch

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

Joe A. Scotch, Jr.

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

An undivided .0714 interest in and to the following:

The NE $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 12 Township 19 South Range 2 West



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Shelby Cnty Judge of Probate, AL
08/12/1976 12:00:00AM FILED/CERT

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STATE OF ALABAMA
SHELBY COUNTY
1976 AUG 12 PM 1:49
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Deed Vol. 50
Clerk of Probate
JUDGE OF PROBATE

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 9th day of August, 1976.

(Seal)

(Seal)

(Seal)

Joe A. Scotch
Joe A. Scotch
Peggy P. Scotch
Peggy P. Scotch

(Seal)

(Seal)

(Seal)

STATE OF ALABAMA

Shelby

COUNTY

General Acknowledgment

I, Angela H. Carpenter, a Notary Public in and for said County, in said State, hereby certify that Joe A. Scotch and wife, Peggy P. Scotch whose name 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 their executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 9th day of August, A. D., 1976.

Angela H. Carpenter
Notary Public.