

(Name) Harrison & Conwill
Attorneys at Law
(Address) Columbiana, Alabama 35051

Jefferson Land Title Service Co., Inc.

AGENTS FOR

Mississippi Valley Title Insurance Company

WARRANTY DEED

STATE OF ALABAMA
Shelby }
COUNTY }

2342

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of One 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,

Brinton A. Owen and wife Gail Joseph Owen

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



19761222000123430 1/1 \$.00
Shelby Cnty Judge of Probate, AL
12/22/1976 12:00:00 AM FILED/CERT

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

A part of the SW $\frac{1}{4}$ of SE $\frac{1}{4}$ of Section 14, Township 21 South, Range 1 West, more particularly described as follows; Commence at the SW corner of said forty acres and run in a Northerly direction along West line of said forty acres a distance of 612.30 feet to the NW corner of James L. Ray, Jr. land for point of beginning of tract herein described; thence along North line of Ray land North 87 deg. 15 min East 505.55 feet; thence run North 83 deg. 33min East a distance of 167.96 feet to West right of way line of Columbiana-Chelsea Highway, which last named measurement is along North line of L.R. Bradberry lot; thence in a Northwesterly direction along West line of said Highway to its intersection with North line of said forty acres; thence West along North line of said forty acres to the NW corner of same; thence South along West line of said forty acres to the point of beginning. Situated in Shelby County, Alabama.

All that part of the NW $\frac{1}{4}$ of SE $\frac{1}{4}$, Section 14, Township 21 South, Range 1 West, lying Southwest of the Columbiana-Chelsea Paved County Highway right of way, containing 1.866 acres, more or less. Situated in Shelby County, Alabama.
Subject to easements of record.

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 21st day of December, 1976

BOOK 302 PAGE 822

STATE OF ALA. SHELBY COUNTY
I CERTIFY THIS INSTRUMENT WAS FILED
1976 DEC 22 AM 9:33
Jude J. S. O.
Clerk of Probate
JUDGE OF PROBATE

(SEAL)

Brinton A. Owens

(SEAL)

(SEAL)

Gail Joseph Owen

(SEAL)

(SEAL)

(SEAL)

STATE OF Alabama }
Shelby COUNTY }

General Acknowledgment

I, Martha B. Garner, a Notary Public in and for said County, in said State, hereby certify that Brinton A. Owen and wife, Gail Joseph Owen

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, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 21st day of December, A.D. 1976

Martha B. Garner
Notary Public