

THIS INSTRUMENT WAS PREPARED WITHOUT EVIDENCE TITLE WORK.
This instrument was prepared by

(Name) HARRISON AND CONWILL
(Address) Columbiana, Alabama 35051

Jefferson Land Title Service Co., Inc.

AGENTS FOR
Mississippi Valley Title Insurance Company

10167

WARRANTY DEED

STATE OF ALABAMA

Shelby COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of One and no/100-----Dollars and exchange of land.

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

and husband, Glenn Ireland, II,
Mallie M. Ireland/and Katharine M. Robinson and husband, O. Gordon Robinson, Jr.

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

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

A tract of land 80 feet in width, situated in the SW $\frac{1}{4}$ of NE $\frac{1}{4}$, Section 11, Township 19 South, Range 2 West, Shelby County, Alabama, lying forty feet on each side of a centerline which is more particularly described as follows: From the southwest corner of said SW $\frac{1}{4}$ of NE $\frac{1}{4}$, run north along the west line of said $\frac{1}{4}$ - $\frac{1}{4}$ section for a distance of 300 feet; thence turn an angle to the right of 90 deg. and run east for a distance of 40 feet to a point which is hereinafter referred to as Ppoint "A"; thence turn an angle to the left of 90 deg. and run north for a distance of 757.22 feet to a point on the centerline of Valleydale Road, said point being the point of beginning of the land herein described; thence turn an angle of 180 deg. and run south for a distance of 757.22 feet to said POINT "A", said point being the point of curvature of a curve to the left, said curve having a radius of 401.14 feet; thence along said curve to the left in a southeasterly direction for a distance of 340 feet, more or less, to the south line of said SW $\frac{1}{4}$ of NE $\frac{1}{4}$.



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Shelby Cnty Judge of Probate, AL
06/23/1977 12:00:00AM FILED/CERT

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 23rd day of May, 1977.

Glenn Ireland, II

(SEAL)

Mallie M. Ireland (SEAL)

Mallie M. Ireland

(SEAL)

Katharine M. Robinson (SEAL)

Katharine M. Robinson

(SEAL)

O. Gordon Robinson, Jr. (SEAL)

O. Gordon Robinson, Jr.

STATE OF ALABAMA

Jefferson COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County,
in said State, hereby certify that Mallie M. Ireland and husband, Glenn Ireland, II

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 23rd day of May, A.D. 1977.

Notary Public

HARRISON and CONWILL

My Commission Expires August 26, 1980

STATE OF ALABAMA

Jefferson COUNTY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Katharine M. Robinson and husband, O. Gordon Robinson, Jr. 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, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 23rd ^{May} day of ~~January~~, 1977.

Marilyn R. Kirkland
Notary Public

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED

1977 JUN 23 PM 2:43

Thomas A. Brown, Jr.
JUDGE OF PROBATE

Rec'd 50
4.00
1.00
550

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