Value at $2,000.00

This instrument was prepared by

(Name) Dan P. Barber, Attorney 1223

(Address) 1416 Bank for Savings 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 Ten and NO/100----------($10.00)----------DOLLARS, and other good and valuable consideration,

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

Thomas G. Hardy and wife, Jo Anne P. Hardy

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

An Ngoc Nguyen, an unmarried man

(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 1/4 of SE 1/4 of SW 1/4 of Section 5, Township 19, South of Range 1, West and described as follows: Commence at the NE corner of said 1/4 1/4 1/4 section thence south along the east line of same a distance of 300.00 feet to the point of beginning, thence continue along the last named course a distance of 125.00 feet, thence 117° 56' 30" to the right in a northwesterly direction a distance of 195.70 feet to a point on a curve to the left, thence 77° 16' to the right in a northerly direction along the arc of said curve a distance of 80.00 feet, thence 90° 44' 30" to the right of the cord of said curve in a easterly direction a distance of 157.93 feet to the point of beginning.

Subject to: Any easements or right of ways or other instruments of record.

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19790830000111860 1/1 $.00
Shelby Cnty Judge of Probate, AL
08/30/1979 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 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 30th day of July, 19 79.

JOEL C. WATSON
POST OFFICE BOX 987
ALABASTER, ALABAMA 35007

STATE OF ALABAMA
I CERTIFY THIS
(Seal)

79 AUG 30 AM 10:07

(Seal)

(Seal)
JUDGE OF PROBATE

Deed 2.00
Rec. 1.50
Ind. 1.00
4.50

Thomas G. Hardy (Seal)

Jo Anne P. Hardy (Seal)

(Seal)

STATE OF ALABAMA
JEFFERSON COUNTY } General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Thomas G. Hardy and wife, Jo Anne P. Hardy 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 executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 30th day of July, A. D., 19 79

Bernadette G. Barber
Notary Public.

My [redacted] expires [redacted] 2/80.