

1446 S. Shade
Crest,
Bham 352

683



19830120000008920 Pg 1/1 .00
Shelby Cnty Judge of Probate, AL
01/20/1983 00:00:00 FILED/CERTIFIED

This instrument was prepared by
(Name) HOLLIMAN, TUCKER & LADNER, Attorneys
1610 4th Avenue North
(Address) Bessemer, AL 35020

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA
SHELBY COUNTY KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Seventy-nine THousand and no/100-----(\$79,000.00)-----DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,
Wanda F. Gamble and husband Oscar T. Gamble III

(herein referred to as grantors) do grant, bargain, sell and convey unto

Kenny N. Loggins and Jean W. Loggins

(herein referred to as GRANTEES) as joint tenants with right of survivorship, the following described real estate situated in
Shelby

County, Alabama to-wit:

Begin at the NW corner of Section 13, Township 20 South, Range 4 West, thence run east along the north line of said Section 281.0 feet to the point of beginning; thence proceed east along the previous course 221.28 feet; thence turn right 45 degrees 49 minutes southeasterly 424.44 feet to a point on the northerly R.O.W. of South Shades Crest Road, said point being the P. T. of a curve to the left, said curve having a radius of 1089.07 feet and a central angle of 13 degrees 24 minutes; thence turn right 97 degrees 48 minutes South-westerly along a chord on said curve along said R. O. W. 160.15 feet to a point; thence turn right 82 degrees 12 minutes northwesterly 556.91 feet to the point of beginning.

This conveyance subject to:

1. Taxes for the year 1983.
2. Building set back line of 35 feet reserved from South Shades Crest Road
3. Transmission line Permit to Alabama Power Company as shown by instrument recorded in Deed Book 190, page 507, in Probate Office.
4. Title to all minerals within and underlying the premises, together with all mining rights and other rights, privileges and immunities relating thereto including rights conveyed in Deed Book 107, page 412 and Deed Book 325, page 546.

\$74,250.00 of the above purchase price was paid from a loan closed simultaneously herewith.

TO HAVE AND TO HOLD to the said GRANTEES as joint tenants with right of survivorship.

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 hand(s) and seal(s), this 14th day of January, 1983.

WITNESS: See Mtg 426 - 632
Deed tax - 5.00
P.C. 1.50
Seal 1.00
7.50
Wanda F. Gamble (Seal)
Oscar T. Gamble III (Seal)
Oscar T. Gamble III (Seal)
JUDGE OF PROBATE (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 Wanda F. Gamble and husband, Oscar T. Gamble III 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 14th day of January, A. D., 1983