

2465

(Name) Melinda Walker

(Address) Shelby, Alabama 35143

This instrument was prepared by
(Name) Wallace, Ellis, Head & Fowler, Attorneys
(Address) Columbiana, Alabama 35051

Form 1-1-27 Rev. 1-68
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 NO/100 (\$1.00) DOLLARS

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we,
Margaret Sue Stricklin, an unmarried woman

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

(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 SE 1/4 of the SW 1/4 and the SW 1/4 of the SE 1/4 of Section 13, Township 22 South, Range 1 East described as follows: Begin at the NE corner of the SE 1/4 of the SW 1/4 of said Section 13; thence Southwardly along the East line of the said SE 1/4 of SW 1/4 a distance of 210 feet to a point which is the point of beginning; thence in a deflection angle of 57 deg. 07 min. to the right a distance of 136.3 feet to a point; thence at a deflection angle of 141 deg. 20 min. to the left a distance of 179.8 feet to a point; thence at a deflection angle of 65 deg. to the left a distance of 138.8 feet to a point; thence at a deflection angle of 132 deg. 16 min. to the left a distance of 138.3 feet to the point of beginning.

There is excepted herefrom Alabama Power Company flood rights to 425 feet datum plane contour. Other existing rights of way and easements are excepted.

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\$1.00 of the purchase price recited above, was paid from a mortgage loan simultaneously herewith.

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, I have hereunto set my hands(s) and seal(s), this 10th day of November, 1983.

Deeptay, 50
Reg. 1.50
Dd. 1.00
3 00
1983 NOV 22 AM 8:44
STATE OF ALA. SHELBY CO.
I CERTIFY THIS INSTRUMENT WAS FILED
Lance G. Brasher, Jr.
NOTARY PUBLIC

Margaret Sue Stricklin (Seal)
(Margaret Sue Stricklin)
(Seal)
(Seal)

STATE OF ALABAMA }
SHELBY COUNTY } General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Margaret Sue Stricklin whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 10th day of November, A. D., 1983.
D. N. B. G. [Redacted] Lance Brasher [Redacted] Notary Public.