

This instrument was prepared by

(Name) Charles L. Kerr, Attorney

(Address) 117 9th St. N.E., Leeds, Ala.



WARRANTY DEED

STATE OF ALABAMA

SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of -Eleven Hundred- DOLLARS

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

Gwendolyn Alexander, a single woman, and Tracy A. Register (herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto

✓ Frances Black and Ronald Black

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

A parcel of land containing .011 acres, more or less, situated in Section 4, Township 18 South, Range 1 East, more particularly described as follows: Begin at a point on the southerly right-of-way of the Central of Georgia railroad track, which point is at the intersection of said right-of-way and the northerly right-of-way of a paved public road; run thence northwesterly along said railroad right-of-way 53.88 feet; thence turn an interior angle of 88°39'00" to the left in a southwesterly direction 125 feet; thence turn an interior angle of 91°21'00" to the left in a southeasterly direction 20.33 feet to a point on the northerly right-of-way of said paved public road; and thence turn an interior angle of 103°45'40" to the left in a northeasterly direction and along said paved road right-of-way 128.66 feet to the point of beginning. The grantor Tracy A. Register is one and the same person as Tracey Francine Alexander named in that certain deed dated September 3, 1978, wherein Leroy Alexander and Louise Alexander were grantors and Gwendolyn Alexander was grantee, and she joins herein solely for the purpose of relinquishing her right to purchase the herein described premises.

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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 9th day of June, 19 86

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

- 1. Deed Tax \$ 1.50
2. Mtg. Tax       
3. Recording Fee 2.50
4. Indexing Fee 1.00
TOTAL 5.00

1986 JUN -9 PM 12: 30

Richard L. Swann, Jr. JUDGE OF PROBATE

Gwendolyn Alexander (SEAL)

Tracy A. Register (SEAL)

STATE OF ALABAMA SHELBY COUNTY

General Acknowledgment

I, the undersigned authority, in said State, hereby certify that

a Notary Public in and for said County,

Gwendolyn Alexander, a single woman, and Tracy A. Register 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 9th day of June A.D. 19 86

Donna S. Halley Notary Public

RE 1 Box 966 Leeds, AL 35094 Form Ala. 30