

State of Alabama

2041

SHELBY COUNTY; KNOW ALL MEN BY THESE PRESENTS

That in consideration of Love and affection and One and no/100 (\$1.00) DOLLARS

to the undersigned grantors William A. West and wife, Billye S. West

in hand paid by Billye S. West

the receipt whereof is acknowledged we the said William A. West and wife, Billye S. West

do grant, bargain, sell and convey unto the said Billye S. West

the following described real estate, situated in Shelby County, Alabama,

Lot No. 14 according to Willow Island Subdivision, the same being a part of the to-wit: NW $\frac{1}{4}$ of SE $\frac{1}{4}$ of Section 13 Township 22 South, Range 1 East, a plat of said Subdivision is recorded in Map Book 4, on page 73, in the Probate Office of Shelby County, Alabama. Together with the right to use, but not to cut any merchantable timber, all lands lying between the above described lot and the water level of the Coosa River, provided such land to be used shall not be wider than the lines of the lot above described if the same were extended and projected from their present terminus to the water level. All rights are subject to the right of grantors to continue to obtain a lease on said lands from the Alabama Power Company or any successor owner. Should said lease be terminated, then the right to use said lands between said lot and the water level shall terminate also.

In addition to above, grantors do hereby convey to the grantees and to their successors and assigns the right of ingree and egress to and from the Coosa River by a causeway recently constructed.

The grantees herein, their successors and assigns shall also have the right to use the boat launching facilities and picnic area located in said Subdivision; provided, however, there shall be no burden on the grantors to maintain said facilities between the time of the execution of this deed and the time the same is submerged by the raising of the water level of the Coosa River. It is understood there is no liability on the grantors, or their successors or assigns for any injuries suffered by any persons using said launching facilities.

TO HAVE AND TO HOLD, To the said Billye S. West, her

heirs and assigns forever.

And we do, for ourselves and for our heirs, executors and administrators, covenant with the said Billye S. West, her

heirs and assigns, that we are lawfully seized in fee simple of said premises; that they are free from all encumbrances;

that we have a good right to sell and convey the same as aforesaid; that we will, and our heirs, executors and administrators shall warrant and defend the same to the said Billye S. West, her

heirs and assigns forever, against the lawful claims of all persons.

In Witness Whereof, we have hereunto set our hands and seals

this 14th day of January, 1963.

WITNESSES:

William A. West (Seal.)

Billye S. West (Seal.)

(Seal.)

(Seal.)

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RETURN TO: *Jefferson & Deane*
12/3-70. 21-25-66

Paul R

William L. Hester

Wife of Hester

TO

Billye S. West

WARRANTY DEED

STATE OF ALABAMA,

County.

Judge of Probate

LAWYERS TITLE INSURANCE

CORPORATION

Title Insurance
BIRMINGHAM, ALA.

DEED TAX \$

RECORD FEE \$

TOTAL \$

1.50

State of Alabama

General Acknowledgment

Jefferson

COUNTY

I, *Clotyle S. Hager*, a Notary Public in and for said County, in said State, hereby certify that *William A. West* and wife, *Billye S. West* 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., 19 *63*

Clotyle S. Hager

Notary Public.

State of

General Acknowledgment

I, _____, a Notary Public in and for said County, in said State, hereby certify that _____ whose name _____ 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 _____ day of _____ A. D., 19 _____

Notary Public.

State of

Separate (and General) Acknowledgment by Wife

COUNTY

I, _____, a Notary Public in and for said County, in said State, hereby certify that on the date hereof, came before me the within named _____ who is known to me to be the wife of the within named _____ who, being examined separate and apart from the husband, touching her signature to the within conveyance, acknowledged before me on this day that being informed of the contents of the conveyance, she signed the same voluntarily and of her own free will and accord, and without fear, constraints, or threats on the part of the husband.

Given under my hand and official seal this _____ day of _____, 19 _____

Notary Public.

STATE OF ALABAMA
COUNTY OF JEFFERSON
I HEREBY CERTIFY THAT
THIS INSTRUMENT
WAS FILED ON *1-17-63*
RECORDED *1-17-63*
A C-200000 TAX HAS BEEN
PAID ON THIS INSTRUMENT.

Clotyle S. Hager
NOTARY PUBLIC

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