THE STATE OF ALABAMA
SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of Thirty Thousand Dollars to the udersigned grantors, C. V. Brown an unmarried man, T. A. Brown and wife, Annie Jo Brown, and Minnie F. Houlditch and husband, C. E. Houlditch, in hand paid by Brown Oil Company, a corporation, the receipt whereof is hereby acknowledged, we the said C. V. Brown, J. A. Brown, Annie Jo Brown, Minnie F. Houlditch and C.E. Houlditch, do grant, bargain, sell and convey unto the Brown Oil Company, a corporation. the following described real estate, to-wit:

All of square Number 8, according to plat of the town of Montevallo, Alabama, excepting the lot heretofore known as "The Dill Lot", sold by H. C. Reynolds to Charles Brown; and also excepting the lot known as "The Finley Lot" and more recently known as "The Campbell Lot" and also excepting the lot sold to Jesse Underwood by H. C. Reynolds. Deeds to the above excepted lots being a matter of record, to which reference is hereby made.

Also the following described property situated in the town of Montevallo, Shelby County, Alabama; To locate the point of beginning of the parcel in this paragraph conveyed, start at the point of intersection of the line between sections 3 and 4, township 24, north, range 12 east with the center line of the maintrack of the Southern Railway, as now located through said town, running thence eastwardly following the center line of said main track three hundred eighty yards (380) thence northwesterly to a point on the north margin on the Columbiana and Centerville public road, as the same is now located by a line which at its intersection with the south margin of said public road would be 12 feet west of a line at right angles to said center of said railroad, from said three hundred and eighty yard point, which said point on the north margin of said public road is the beginning point of the parcel hereby conveyed. From this point of beginning run easterly along the north margin of said public road to a point which is nearest to Shoal Creek at the first bend in said creek thereof above the steel bridge spanning said creek at Depot or Shelby Street, thence northwardly to the nearest point therefrom on said creek, thence westerly along the south bank of said creek, to a point directly under the east edge of said bridge, thence southwardly following a line directly under the east edge of said bridge and the east margin of said street, to its intersection with the east line of the Southern Railway Depot Grounds, thence southeasterly along the line of said depot grounds to the north line of the right of way of the Southern Railway Company, thence easterly along the said right of way line to a point directly between the said three hundred and eighty yard point hereinbefore mentioned and located and the beginning point of the parcel hereby conveyed, and thence by a straight line, northwesterly to said point of beginning; but excepting from this conveyance the rights and easements of the public in and to the part of said property occupied by Columbiana and Centerville Public Road.

Also all that parcel or strip of land bounded on the northwest by said Columbiana and Centerville Public Road, on the southwest by the right of way of the Southern Railway, on the southwest by the lot known as the "Warehouse lot" included in the land above in the foregoing paragraph described, and on the northeast by the lot known as The Section House lot, "the northeast line of the lot hereby conveyed being the southwest line of said "Section House Lot", projected to said Columbiana and Centerville Public road.

Also a parcel of land described as follows: Beginning at a point on the west side of Depot or Shelby Street, which is 153.1 feet northeast of the intersection of the northeast line of Cedar Street with the west line of said Depot or Shelby Street--said point being the northeast corner of the Alabama Power Company lot--thence northwesterly at right angles,

to said Depot or Shelby Street, and along the line of said Alacama Power Company lot, to the northeast line of Cedar Street, thence northwardly along the line of Cedar Street, to the southeast line of Commerce Street, thence easterly along the line of Commerce Street, to the west line of Depot Street, and thence southwardly along the line of said last mentioned street, and thence southwardly along the line of said last mentioned street, to the point of beginning; all the land hereby conveyed being in the north half of Fractional Section Three (3) Township 24, north, Range 12, east and which is occupied by Brown Brothers Manufacturing Company's plant and the residence of said J. A. Brown.

Also all and singular the machinery, equipments, fixtures, tools, implements, live stock, vehicles and personal property on said real estate, and used in connection with the various manufacturing enterprises of said Brown Brothers Manufacturing Company; situated in Shelby County, Alabama.

TO HAVE AND TO HOLD to the said Brown Oil Company, a corporation, its heirs and assigns forewer.

And we do for ourselves and our heirs, executors and administrators covenant with the said Brown Oil Company, a corporation, its heirs and assigns that we are lawfully seized in Lee simple of said premises; that they are free from all encumbrances, and that we have a good right to sell and convey the same, as aforesaid; that we will and our heirs, executors and administrators a shall warrant and defend the same to the said Brown Oil Company, a corporation, its heirs, executors and assigns forever, against the lawful claims of all persons.

In witness whereof we have hereunto set our hands and seals this the 1st. day of January 1927.

(Seal) C. V. Brown (Seal) J. A. Brown (Seal) Annie Jo Brown (Seal) Minnie F. Houlditch

STATE OF ALABAMA SHELBY COUNTY

(Seal) C. E. Houlditch

I, L. H. Ealis, a Notary Public in and for said County in said State, hereby certify that C. V. Brown an unmarried man, J. A. Brown and wife Annie Jo Brown, and Minnie F. Houlditch and husband C. E. Houlditch, 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 this the 21st day of January 1927.

L. H. Ellis--Notary Public

STATE OF ALABAMA SHELBY COUNTY

I, L. H. Ellis, a Notary Public in and for said County, in said State, hereby certify that on the 21st. day of January 1927, came before me the within named Annie Jo Brown, known to me to be the wife of the within named J. A. Brown, who being examined separate and apart from the husband, touching her signature to the within conveyance, acknowledged that she signed the same of her own free will and accord and without fear, constraint or threats on the part of the husband.

In witness whereof, I hereunto set my hand this the 21st. day of January, 1927.

L. H. Ellis Notary Public Shelby County, Alabama STATECOF ALABAMA )
SHELBY COUNTY )

I, L. H. E<sub>l</sub>lis, a Notary Public in and for said County, in said State, hereby certify that on the 21st. day of January, 1927 came before me the wihin named Minnie F. Houlditch, known to me to be the wife of the within named C. E. Houlditch, who being examined separate and apart from the husband, touching her signature to the within conveyance, acknowledged that she signed the same of her own free willnand accord, and without fear, constraint or threats on the part of the husband.

In witness whereof I hereunto set my hand this the 21st. day of January, 1927.

L. H. Ellis--Notary Public
Shelby County Alabama

THE STATE OF ALABAMA )
SHELBY COUNTY )

I, L. B. Riddle Judge of Probate hereby certify that the within deed was filed in this office for record Jan. 25th 1927 at 9 oclock A.M. and recorded in Deed record 81 page 240 and examined.

STATE OF MABAMA
SHIMBY COUNTY

I hereby occily that

\$ 16 60 Privilege Tax
has been reid on the within
instrument as required by
law.

L. B.Riddle--Judge of Probate