

STATE OF ALABAMA)
) SS
JEFFERSON COUNTY)

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of Ten Thousand (\$10,000.00) Dollars, and other valuable considerations to the undersigned Rosamond Investment Company Inc. a corporation, in hand paid by Traders Mortgage & Realty Company Inc. a corporation, the receipt whereof is hereby acknowledged, and the assumption of a certain mortgage to C. E. Leonard, dated August 1st. 1927, in the sum of Thirty Five Thousand (\$35,000.00) Dollars, the said Rosamond Investment Company Inc. does grant, bargain, sell and convey unto the said Traders Mortgage & Realty Company Inc., the following described real estate situated in Shelby County, Alabama, to-wit:

That certain property located in Sections Twenty nine (29), Thirty (30) Thirty One (31), and thirty two (32), Township nineteen (19), Range two (2) west, known as the "Miller Farm" and which is described as follows, to-wit: The west ($W\frac{1}{2}$) half of the southwest ($SW\frac{1}{4}$) quarter of Section twenty nine (29), the minerals and mining rights, as heretofore reserved, excepted, all that part of the east ($E\frac{1}{2}$) half of the southwest quarter ($SW\frac{1}{4}$) of Section twenty nine (29), lying southwest of a line drawn southeasterly from the northwest corner of the southeast ($SE\frac{1}{4}$) quarter of the southwest ($SW\frac{1}{4}$) quarter of section twenty nine (29) to a point in the south line of said southeast ($SE\frac{1}{4}$) quarter of the southwest ($SW\frac{1}{4}$) quarter of said section twenty nine (29), where said south line of said southeast ($SE\frac{1}{4}$) quarter of southwest ($SW\frac{1}{4}$) quarter would be intersected by the line of the fence (if continued northwesterly) dividing the lands of the said Rosamond Investment Company, Inc., and the lands of the Johnson Estate in Section Thirty Two (32); the east ($E\frac{1}{2}$) half of the southeast ($SE\frac{1}{4}$) quarter of Section thirty (30); the northeast ($NE\frac{1}{4}$) quarter of the northeast ($NE\frac{1}{4}$) quarter and the northeast diagonal half of the southeast ($SE\frac{1}{4}$) quarter of the northeast ($NE\frac{1}{4}$) quarter of Section thirty one (31); that part of the northeast ($NE\frac{1}{4}$) quarter of the southeast ($SE\frac{1}{4}$) quarter of Section thirty one (31), beginning at a point in the east line of Section thirty one (31) where said east line intersects the south line of the Montevallo and Ashville Public Road and running thence southwesterly along the south line of said road, two hundred twenty (220) feet, more or less, to a fence dividing the lands of the said Rosamond Investment Company Inc. and one Scott, and thence southeasterly along the line of said fence, to the east line of said Section thirty one (31); the northwest ($NW\frac{1}{4}$) quarter of Section thirty two (32) except that part thereof lying east of cross fence between the lands of said Rosamond Investment Company Inc., and the lands of the Johnson Estate and lying east of said cross fence, if extended; the east ($E\frac{1}{2}$) half of the southwest ($SW\frac{1}{4}$) quarter of section thirty two (32); the northwest ($NW\frac{1}{4}$) quarter of the southeast ($SE\frac{1}{4}$) quarter of Section thirty two (32); the northwest ($NW\frac{1}{4}$) quarter of the southwest ($SW\frac{1}{4}$) quarter of Section thirty two (32) except a small tract conveyed to C. R. Cross, lying between the canal and Old Creek Run, in the southwest corner; that part of the southwest ($SW\frac{1}{4}$) quarter of the southwest ($SW\frac{1}{4}$) quarter of section thirty two (32) lying east of a line beginning three hundred forty (340) feet west of the southeast corner of said southwest ($SW\frac{1}{4}$) quarter of the southwest ($SW\frac{1}{4}$) quarter, and running north, 15 degrees west, to the creek on or near the north line thereof all of the west ($W\frac{1}{2}$) half of the northeast ($NE\frac{1}{4}$) quarter of section thirty two (32) lying west of cross fence

between the lands of Rosamond Investment Company Inc., and the lands of the Johnson estate; excepting out of this conveyance, however, the Miller family Cemetery as now enclosed, so long as the same is used as a cemetery, with right of convenient ingress and egress to and from the same over said lands; together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, whenever said cemetery ceases to be used as a cemetery the same shall immediately pass to the grantee and its assigns.

TO HAVE AND TO HOLD to and unto the said Traders Mortgage & Realty Company Inc., its successors and assigns forever; subject to the right of said Rosamond Investment Company Inc., to have and retain possession of said lands, without cost to them, until January 1st, 1928, with the right to the said Traders Mortgage & Realty Company, Inc., during the possession of the said Rosamond Investment Company Inc., to make such improvements thereon as may be reasonable and proper and consistent with the said right of the said Rosamond Investment Company, Inc.,

And the said Rosamond Investment Company Inc., does itself, and for its successors and assigns, covenant with the said Traders Mortgage & Realty Company Inc., its heirs and assigns, that it is lawfully seized and possessed of said premises. that they are free from all encumbrances, except as stated above, that it has a good right to sell and convey the same as aforesaid, that it will, and its successors and assigns shall warrant and defend the same unto the said Traders Mortgage & Realty Company Inc., heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said Rosamond Investment Company, Inc. has caused these presents to be executed by E. P. Rosamond, its President, duly authorized thereto, and attested by Willie E. Rosamond, its Secretary, who affixed its corporate seal hereto, being duly authorized thereto, on this the 12th day of October 1927.

Attest: Rosamond Investment Co.
By E. P. Rosamond--its President
Willie E. Rosamond--Secretary

STATE OF ALABAMA)
JEFFERSON COUNTY)

I, John C. Rowlett a Notary Public in and for said County, in said State hereby certify that E. P. Rosamond and Willie E. Rosamond, whose names as President and Secretary, respectively, of the Rosamond Investment Company Inc., a corporation, 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, as such officers and with full authority, executed the same voluntarily for and as the act of said corporation.

Given under my hand this the 12th day of October, 1927.

John C. Rowlett--Notary Public
My commission expires July 10, 1930

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 Oct. 26th 1927 at 2 oclock P.M. and recorded in Deed record 85 page 51 and examined.

I hereby certify that \$45 Privilege Tax has been paid on the within instrument as required by law.

L. B. Riddle--Judge of Probate

L. B. Riddle
Judge of Probate.

