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WARRANTY DEED

MTG TAX PAID-See Mtg Record 195 page 300

STATE OF ALABAMA

JEFFERSON COUNTY

KNOW ALL MEN BY THESE PRESENTS, That, in consideration of the sum of Eighteen Thousand and no/100 (\$18,000.00) Dollars, and other valuable considerations, to the undersigned Grantor, George W. Young, in hand paid by Grantees, B. A. Chace and F. A. Chace and George W. Chace, the receipt whereof is hereby acknowledged, we, the said George W. Young and wife, Mary C. Young, the said Grantors, have sold, and do hereby grant, bargain, sell and convey unto said Grantees, B. A. Chace and F. A. Chace, and George W. Chace, the following described real property situated in Jefferson and Shelby Counties, Alabama, viz:

(In the following description, the words "fee simple" mean the entire ownership; the words "surface rights" mean the entire ownership less minerals and less whatever mining rights, if any, may have been conveyed to or reserved by the owners of such minerals or their predecessors in title; the words "mineral rights" mean all the coal, iron ore and other minerals in, under and upon said lands, together with all rights, if any, now vested in the Grantors with respect to the use of the surface and timber and water thereon, and about mining and removing such minerals.)

Sec. No.	Township	Range	Fee Simple Description of Land
1.9	19 South	2 West	NE¼ of SE½; SE½ of SE½; NW½ of SE½ SW¼ of SE½; NE¼ of SW¼; NW¼ of SW½; SE¼ of SW¼ SW¼ of SW¼
20	19 South	2 West	NEL of NEL; El of NEL of NWL, lying East of Cahaba River; SWL of NEL SWL of SWL
30 ~	19 South	2 West	NEL of NWL; NWL of NWL; SEL of NWL; SWL of NWL
24	19 South	3 West	That part of the NE_4^1 of SE_4^1 lying South of Cahaba River, and SE_4^1 of SE_4^1
25	19 South	3 West	NWL of NEL; SEL of NEL; SWL of NEL; NEL of NEL; NEL of SEL; NWL of SEL; SEL of NWL; SWL of NWL; NEL of SWL;
26	19 South	3 West	NWL of SWL; SWL of SEL; SEL of SWL
34	19 South	3 West	That part of the NE_4^1 of SE_4^1 lying East of the Cahaba River
35	19 South	3 West	NWL of NEL; No of SEL; SWL of SEL NWL of Section.
36	19 South	3 West	SEL of NEL; SWL of NEL
	1		Surface Rights
17	19 South	2 West	That part of $NE_4^{\frac{1}{2}}$ of $SW_4^{\frac{1}{2}}$ lying South and East of Cahaba River.
	· .		Mineral Rights
19	19 South	2 West	$S_{\overline{z}}^{\frac{1}{2}}$ of $NE_{\overline{z}}^{\frac{1}{2}}$ lying South of the Cahaba River; $S_{\overline{z}}^{\frac{1}{2}}$ of $SE_{\overline{z}}^{\frac{1}{2}}$ of $NW_{\overline{z}}^{\frac{1}{2}}$ lying South of the Cahaba River; that part of the $SW_{\overline{z}}^{\frac{1}{2}}$ of $NW_{\overline{z}}^{\frac{1}{2}}$ lying South of the Cahaba River.
20	19 South	2 West	That part of the SE_{4}^{1} of NW_{4}^{1} lying South and East of the Cahaba River; that part of SW_{4}^{1} of NW_{4}^{1} lying South and West of the Cahaba River; NE_{4}^{1} of SW_{4}^{1} ; NW_{4}^{1} of SW_{4}^{1}
30	19 South	2 West	$N_{2}^{\frac{1}{2}}$ of $SW_{4}^{\frac{1}{2}}$
24	19 South	3 West	SW4 of SE4; S2 of SW4 lying South of Cahaba River
25	19 South	3 West	SE_{+}^{1} of SE_{+}^{1} ; part of SW_{+}^{1} of SE_{+}^{1} , being 13 acres more or less in the Western portion; N_{2}^{1} of NW_{+}^{1} and S_{2}^{1} of SW_{+}^{1}
26	19 South	3 West	That part of NE ¹ / ₄ of NE ¹ / ₄ lying South and East of Cahaba River; SE ¹ / ₄ of NE ¹ / ₄ SW ¹ / ₄ of NE ¹ / ₄ lying South and East of Cahaba River; N ¹ / ₂ of SE ¹ / ₄ ; SE ¹ / ₄ of SE ¹ / ₄ ; NE ¹ / ₄ of SW ¹ / ₄ lying South and East of Cahaba River; SW ¹ / ₄ of SW ¹ / ₄ lying South and East of Cahaba River
34	19 South	3 West	That part of the NE_{4}^{1} of NE_{4}^{1} lying South and East of Cahaba River; SE_{4}^{1} of NE_{4}^{1} lying South and East of Cahaba River; SE_{4}^{1} of SE_{4}^{1} ; the Southeast diagonal half of SW_{4}^{1} of SE_{4}^{1} lying South and East of Cahaba River
35	19 South	3 West	Eg of NEg

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reserving and excepting, however, from the lands and interests in lands hereby conveyed, all of the oil, gas, petroleum and sulphur in, on and under, and that may be produced from all or any part of said lands or interests in said lands, as reserved in the deed of Wesley W. West, Phil E. Davant and P. M. Stevenson to the Grantor, dated December 8, 1945, and recorded in Vol. 127 of Deeds at Page 140 in the Probate Office of Shelby County, Alabama; and, also reserving and excepting from the lands and interests in lands hereby conveyed, the Coke or Black Shale seam of coal located upon the following described lands situated in Sections Thirty-Four (34) and Thirty-Five (35), in Township Nineteen (19) South, Range Three (3) West, in Shelby County, Alabama, viz:

Section 34. That part of the Northeast Quarter of the Southeast Quarter (NE_{+}^{1}), lying East of the Cahaba River; Southeast Quarter of Southeast Quarter (Se_{+}^{1}); Southeast diagonal half of the Southewest Quarter of Southeast Quarter (SW_{+}^{1}) of SE_{+}^{1}), lying South and East of the Cahaba River.

Section 35. Northeast Quarter of Northwest Quarter (NE_{+}^{1} of NW_{+}^{1}); Southeast Quarter of Northwest Quarter (SW_{+}^{1} of NW_{+}^{1}); Southwest Quarter of Northwest Quarter (SW_{+}^{1} of NW_{+}^{1}); Southwest diagonal half of the Northwest Quarter of Northeast Quarter (NW_{+}^{1} of NE_{+}^{1}); Southwest diagonal half of the Southeast Quarter of Northeast Quarter (SE_{+}^{1} of NE_{+}^{1}); Northwest Quarter of Southwest Quarter (NW_{+}^{1} of SW_{+}^{1}); Northwest Quarter of Southwest Quarter (NW_{+}^{1} of SW_{+}^{1}); Southwest Quarter of Southwest Quarter (SE_{+}^{1} of SW_{+}^{1}); Southwest Quarter of Southwest Quarter (SE_{+}^{1} of SW_{+}^{1}); Southwest Quarter of Southwest Quarter (SE_{+}^{1} of SW_{+}^{1}); Northeast Quarter of Southeast Quarter (SE_{+}^{1} of SE_{+}^{1}),

as conveyed by Wesley W. West, Phil E. Davant and P. M. Stevenson to Paramount Coal Company by a deed dated December 8, 1945, and filed or to be filed for record in the Probate Office of Shelby County, Alabama; and, also reserving and excepting from the lands and interests in lands hereby conveyed The Thompson seam of coal located upon the following described lands situated in Sections Twenty-Six (26) and Thirty-Five (35), in Township Nineteen (19), South, Range Three (3) West, in Shelby County, Alabama, viz:

Bounded on the East by the down fault running Northwest and Southeast in the Southeast Quarter of the Southeast Quarter (SE¹₄ of SE¹₄) of said Section Twenty-Six (26), and in the Northeast Quarter of Northeast Quarter (NE¹₄ of NE¹₄) of said Section Thirty-Five (35), bounded on the South by the vertical fault running Northeast and Southwest through the Northeast Quarter of Northeast Quarter (NE¹₄ of NE¹₄); Northwest Quarter of Northeast Quarter (NW¹₄ of NE¹₄); Southwest Quarter of Northeast Quarter (SW¹₄ of NE¹₄), and possibly through the Southeast Quarter of Northwest Quarter (SE¹₄ of NW¹₄), all in said Section Thirty-Five (35) and bounded on the West and Northwest by the outcrop of said Thompson seam running in a general Northeast and Southwest direction through parts of the Southwest Quarter of Southwast Quarter (SW¹₄ of SE¹₄) of said Section Twenty-Six (26), the Northwest Quarter of Northeast Quarter of Northeast Quarter of Northwest Quarter (NE¹₄ of NW¹₄), and Southeast Quarter of Northwest Quarter (SE¹₆ of NW¹₄) of said Section Thirty-Five (35),

as conveyed by Wesley W. West, Phil E. Davant and P. M. Stevenson to P. E. Murphy, by a deed dated December 8, 1945, and filed or to be filed for record in the Probate Office of Shelby County, Alabama.

TO HAVE AND TO HOLD, the said real property herein conveyed to the said Grantees, B. A. Chace and F. A. Chace, and George W. Chace, their heirs and assigns forever.

Said property is sold and hereby conveyed subject to a mortgage thereon made by George W. Young to Wesley W. West, securing payment of Fifteen Thousand (\$15,000.00) Dollars, dated December 31, 1945, and recorded in Vol. 195 of Mortgages at Page 300 in the Probate Office of Shelby County, Alabama.

Said lands herein conveyed are subject to existing highways and roads, telephone and telegraph lines, power lines and pipe lines, if there be any such,

This conveyance is made subject to taxes for 1947.

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No part of the lands hereby conveyed constitute the homestead, or any part or portion thereof, of either of the undersigned Grantors.

And we do, for ourselves, and for our heirs, executors and administrators covenant with the said Grantees, their heirs and assigns, that we are lawfully seized in fee simple of said property, that the same is free and clear of all encumbrances excepting said mortgage aforesaid, 1947 taxes, and all highways and roads, telephone and telegraph lines, power lines and pipe lines, if there be any such; 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 Grantees, their heirs and assigns forever, against the lawful claims of all persons.

IN TESTIMONY WHEREOF, We have hereunto set our hands and seals, this the 21st day of January, 1947.

George W. Young (SEAL)

Mary C. Young (SEAL)

GRANTORS

STATE OF ALABAMA)

JEFFERSON COUNTY)

I, C. P. HOLLIMAN, a Notary Public, in and for said County, in said State, hereby certify that George W. Young and wife, Mary C. Young, 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 this conveyance, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 21st day of January, 1947.

C. P. Holliman

NOTARIAL SEAL

NotaryoPublic

Filed in the office of the Probate Judge on the 7th day of February, 1947 at 1 P. M. o'clock and duly recorded in Deed Record 127 page 525 on the 19th day of February, 1947.

Cheley Gounty

Boreby certify that S. O O Privilege Tox been paid on the within instrument as required by

L. C. WALKER,

L. C. Walker

Judge of Probate