

WARRANTY DEED

The State Of Alabama
Shelby County

Know All Men by These Presents, That in consideration of One and no/100

(\$1.00)

DOLLARS

to the undersigned grantors K. B. Nickerson and wife, Lois Nickerson

in hand paid by Claude Brown, Jr, and wife, Elna L. Brown

the receipt whereof is acknowledged we the said K. B. Nickerson and wife,
Lois Nickerson

do grant, bargain, sell and convey unto the said Claude Brown, Jr. and wife, Elna L. Brown

the following described real estate situated in Shelby County, Ala., to-wit:

A part of Lots 1 and 2 in Block 2 of Nickerson's Survey on Helena Road as recorded
in the Probate Office of Shelby County, Alabama, in Map Book 3, page 116, more
particularly described as follows: Commencing at the SW corner of said Lot No. 1
which said point is on the East margin of Pine Street, and run North along the West
boundary of said Lot No. 1 300 feet for a point of beginning of the land herein
described and conveyed; thence continue Northerly along the West boundary of said
Lot No. 1, 150 feet; thence East and perpendicular to said West boundary of said
Lot 200 feet to the West boundary of Lot No. 3, in Block 2 of said survey; thence
Southerly along the West boundary of said Lot 3, 150 feet; thence Westerly to point
of beginning.

Said above described land being a part of the NE 1/4 of NW 1/4 of Section 2, Township 21,
Range 3, West.

This deed is given for the sole purpose of correcting the description of those
certain deeds from K. B. Nickerson and wife, Lois S. Nickerson to Claude Brown, Jr.
and wife, Elna L. Brown, which said deeds are dated February 9, 1955 and March 30,
1955, respectively, and recorded in the Probate Office of Shelby County, Alabama,
in Deed Book 172, page 30 and Deed Book 172, page 380, respectively.

STATE OF ALABAMA
SHELBY COUNTY

ACT NO. 769

I hereby certify that the Deed Tax has been paid

Notary at Probate

TAX RECEIPT

To Have and to Hold, To the said Claude Brown, Jr. and Wife, Elna L. Brown,
 their
 heirs and assigns forever.

And We do, for ourselves and for our heirs, executors and administrators,
 covenant with the said Claude Brown, Jr. and wife, Elna L. Brown, their
 heirs and assigns, that we are lawfully seized in fee simple of said premises;
 that they are free from all incumbrances; that we have 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 Claude Brown, Jr. and wife, Elna
 L. Brown, their
 heirs and assigns forever, against the lawful claims of all persons.

In Witness Whereof, we have hereunto set our hand and seal, this
 29 day of July, 1955

WITNESSES:

K. B. Nickerson (Seal.)
 Lois S. Nickerson (Seal.)
 (Seal.)
 (Seal.)

The State Of Alabama

Shelby County

I, Virginia Johnson

a Notary Public

in and for said County, in said State,
 hereby certify that K. B. Nickerson and wife, Lois Nickerson
 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 this conveyance,
 they executed the same voluntarily on the day the same bears date.

Given under my hand this 1 day of August

Virginia Johnson
 Notary Public



The State Of Alabama

STATE OF ALABAMA, SHELBY COUNTY
 I, L.C. Walker, Judge of Probate,

hereby certify that the within known
 was filed for record the day of August 1955 at
 and recorded in Book 174 Page 295 and the
 Deed Tax of has been paid