

3471

WARRANTY DEED

Shelby County Printing & Publishing Co., Columbiana, Ala.

The State Of Alabama }
SHELBY County

BOOK 188 PAGE 7

Know all men by these presents, That in consideration of Three Thousand and no/100...

DOLLARS

to the undersigned grantors Victor Scott and wife, Myra F. Scott

in hand paid by A. H. Garrett

the receipt whereof is acknowledged WE the said Victor Scott and wife, Myra F.

Scott do grant, bargain, sell and convey unto the said

A. H. Garrett

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

Commencing at a point where the north right-of-way line of the Calera-Centre ville

Highway intersects the east boundary line of the W 1/2 of the NE 1/4 of Section 3, Town-

ship 24 North, Range 12 East, run Westerly along the said north right-of-way line

627.2 feet to the point of beginning; thence at an angle of 82 deg 42' to the right,

run 694 feet to the south right-of-way line of the Southern Railway; thence south-

westerly along the said south right-of-way line to a point, said point being 170 feet

from the 694 foot line previously described, the eastern boundary of the property

herein conveyed, when said distance of 170 feet is measured along a line/parallel

with the north right-of-way line of said Highway; thence in a southerly direction and

parallel with the aforementioned eastern boundary of the property herein conveyed

to the north right-of-way line of said Highway; thence easterly along the said

North right-of-way line 170 feet to the point of beginning; this being a parcel of

property 170 feet wide, bounded on the north by the Southern Railway, and on the

South by the Calera-Centre ville Highway. EXCEPT That part of the above described

real estate conveyed by grantors to T. L. Lucas by Deed dated June 27, 1956, and re-

corded Deed Book 181 page 52 in the Office of Judge of Probate, Shelby County, Alabama;

said deed conveyed a lot 70 feet wide and 250 feet long off the Southeast corner

of the above described real estate.



To have and to hold To the said A. H. Garrett, his

heirs and assigns forever.

And WE do, for ourselves and for OUR heirs, executors and administrators, covenant with the said A. H. Garrett, his heirs and assigns, that we are lawfully seized in fee simple of said premises; that they are free from all incumbrances; 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 A. H. Garrett, his

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

In witness whereof WE have hereunto set OUR hands and seals, this 2nd day of July, 19 57.

WITNESSES:

Mary Lee Mahaffey
Charles Henry

Victor Scott (Seal)
Myra F. Scott (Seal)
(Seal)
(Seal)

The State Of Alabama

SHELBY County

a Notary Public in and for said County, in said State,

hereby certify that Victor Scott and wife, Myra F. Scott

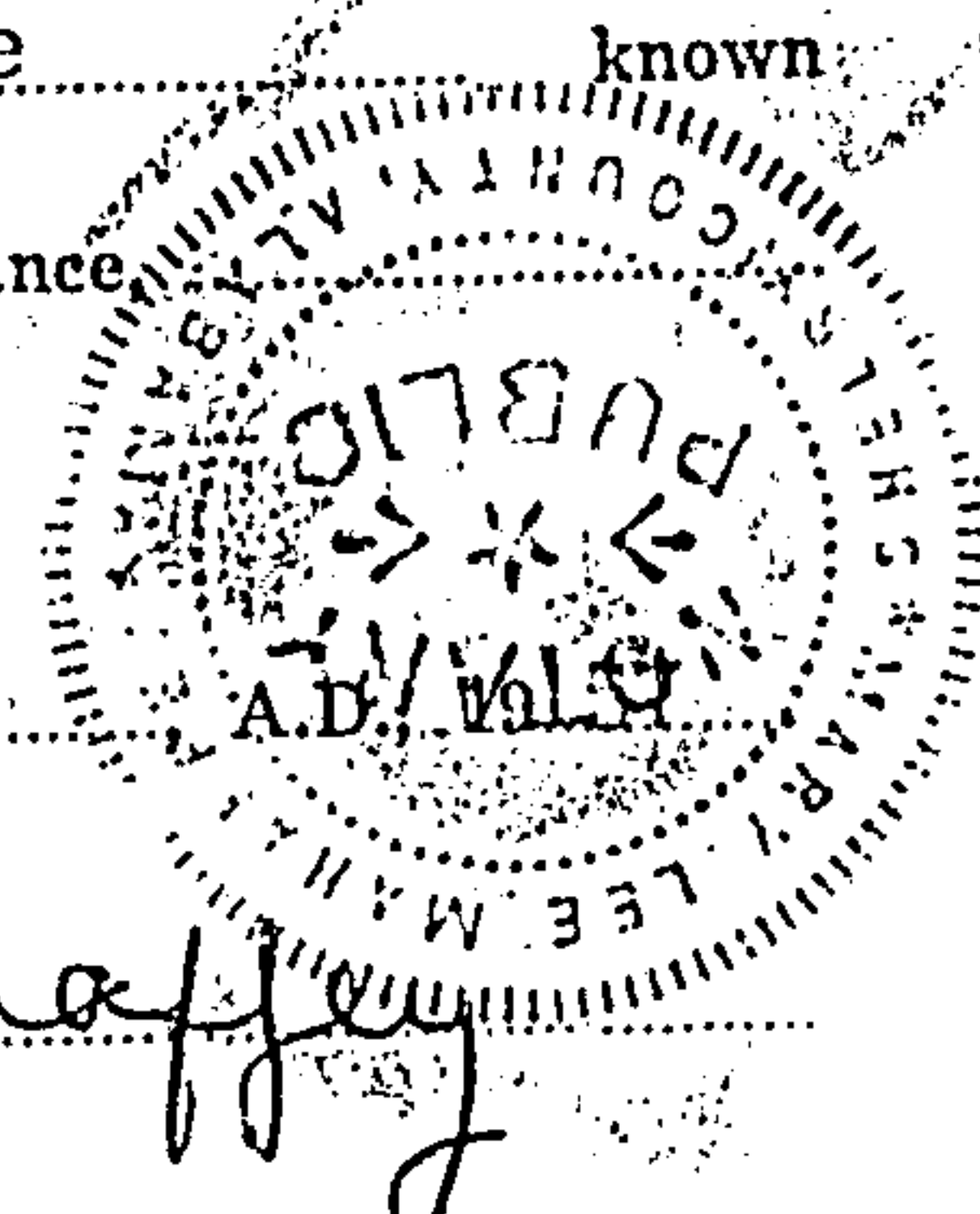
whose name s are signed to the foregoing conveyance, and who are known

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 2nd day of July

Mary Lee Mahaffey



State of Alabama, Shelby County

I, L. C. [Signature] was called to this office for record the day of July 1957 at 8 o'clock M, and recorded in Book 188 Page 7 & examined fee \$ 1.45 and the Mortgage Tax of \$ 3.00 Deed Tax of \$ 3.00 [Signature] Judge of Probate