

3760

WARRANTY DEED—TITLE GUARANTEE & TRUST CO., BIRMINGHAM, ALABAMA

State of Alabama

SHELBY

County

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Three Thousand and No/100----- (\$3,000.00)----- DOLLARS

to the undersigned grantor C. T. Walters

in hand paid by Dr. Byrn Williamson

the receipt whereof is acknowledged We the said C. T. Walters, and wife Gladys Walters

do grant, bargain, sell and convey unto the said Dr, Byrn Williamson

the following described real estate, situated in SHELBY

County, Alabama, to-wit: Start at the Northeast corner of the Northeast Quarter (NE $\frac{1}{4}$) of the Southeast Quarter (SE $\frac{1}{4}$) of Section 23, Township 21 South, Range 1 East, and run thence North 89 degrees 38 minutes West 300 feet to a point; thence to the Left, turning an agnle of 89 degrees 48 minutes to the South, 0 degrees 34 minutes West, a distance of 190 feet for a point of beginning of the tract of land hereby conveyed, thence continuing along the same course in a Southerly direction, a distance of 470 feet to a point; thence turning an angle to the Left of 90 degrees 12 minutes go South 89 degrees 38 minutes East, a distance of 819.6 feet to the Coosa River, thence turning an angle to the Left of 74 degrees 08 minutes, go North 16 degrees 14 minutes East along the Coosa River, a distance of 128 feet, thence 18 degrees 20 minutes to the right , go North 34 degrees 34 minutes East along the Coosa River 220.2 feet, thence 10 degrees 20 minutes to the Left go North 24 degrees 14 minutes East along the Coosa River a distance of 180.3 feet, thence turning to the Left 113 degrees 52 minutes, go North 89 degrees 38 minutes West 1051 feet to the point of beginning, said tract of land containing 10 acres, more or less, and lying in the Northeast quarter of the Southeast quarter of Section 23 and in the Northwest Quarter of Southwest Quarter of Section 24, Township 21, Range 1 East, in Shelby County, Alabama. Also, an easement for ingress and Egress on and over the following property: South 20 feet of the NE $\frac{1}{4}$ and South 20 feet of the SE $\frac{1}{4}$ of NW $\frac{1}{4}$ lying East of Beeswax Road, as now located, also the East 20 feet of the North 190 feet of the NE $\frac{1}{4}$ of SE $\frac{1}{4}$ in Section 23, Township 21 South, Range 1 East.

TO HAVE AND TO HOLD, To the said Dr. Byrn Williamson heirs and assigns forever.

And We do, for ourselves and for our with the said Dr. Byrn Williamson, his

heirs and assigns, that We are lawfully seized in fee simple of said premises; that they are free from all encumbrances;

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 Dr. Byrn Williamson, his

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

In Witness Whereof, We have hereunto set our hand s and seal, s this 21st day of July, 1958.

WITNESSES:

[Signature]

x *C. T. Walters* (Seal.)
(C. T. Walters)
x *Gladys Walters* (Seal.)
(Gladys Walters)
(Seal.)
(Seal.)

State of ALABAMA

JEFFERSON COUNTY

I, [Signature], a Notary Public in and for said County, in said State, hereby certify that C. T. Walters and wife Gladys Walters 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 and official seal this 21st day of July, 1958.

[Signature]
Notary Public

STATE OF ALABAMA
SHELBY COUNTY
I hereby certify that
the Privilege Tax
has been paid on the within
instrument as required
by law.
L. C. WALKER,
JUDGE OF PROBATE

STATE OF ALABAMA, SHELBY COUNTY
I, L. C. Walker, Judge of Probate, hereby certify that the within Deed
was filed for record the 2 day of Aug 1958, at 8 o'clock P. M.
and recorded in Deed record 194 Page 371, and the Mortgage Tax of
Deed Tax of 3.00 has been paid.
L. C. Walker Judge of Probate