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The State Of Alabama }
Shelby }
County }

Know all men by these presents, That in consideration of
One dollar and other valuable considerations DOLLARS
to the undersigned grantors..... Clement Eugene Nichols and wife Dovie Elizabeth Nichols
in hand paid by Coy E. Holsembeck

the receipt whereof is acknowledged that the said Clement Eugene Nichols and wife
Dovie Elizabeth Nichols..... do grant, bargain, sell and convey unto the said
Coy E. Holsembeck.....

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

Parcel 1. being an irregular shaped plot of land lying partly (12.46 acres)
within the SE $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 18, Township 22, Range 3 West, and partly
(13.42 acres) within the NE $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 19, Township 22, Range 3
West, and more particularly described as follows: Begin at the NW corner of
Lot 6, in Block 2 of Thomas' Addition to the Town of Aldrich, according to map
and survey thereof recorded in the office of the Probate Judge of Shelby
County, Alabama, thence North 65° 18' East, a distance of 303.48 ft., thence
at an angle of 0° 19' to the right a distance of 580.46 ft., thence to the
left at an angle of 85° 55' a distance of 696.48 ft., thence at an angle of
54° 16' to the right a distance of 109.50 ft: thence at an angle of 5° 22' to
the right a distance of 636.67 ft; thence at an angle of 33° 50' to the right
a distance of 173.78 ft. to the center line of Davis Creek, thence East along
the center line of said Davis Creek to the East line of the SE $\frac{1}{4}$ of the SW $\frac{1}{4}$ of
Section 18, Township 22, Range 3 West, thence South along said quarter section
line, continuing on along the East line of the NE $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 19 in
said township and range, to the Northwest boundary line of the land conveyed by
the Montevallo Coal Mining Company to J. E. Nichols, and continue in a South-
westerly direction along the northwest boundary line of said Nichols land to a
point where such honthwest boundary line would be intersected by the North line
of said Lot 6 if extended: thence along the North boundary line of said Lot 6
as extended, a distance of 288 ft. to the point of beginning;

Parcel 2. Being a triangular shaped plot containing approximately 1.21 acres
situated in the Southwest corner of the SW $\frac{1}{4}$ of the SE $\frac{1}{4}$ of Section 18, Township
22, Range 3 west, and bounded on two sides by the West and South lines respect-
ively, of said Quarter section, and bounded on the other and northeasterly side
by the center line of Davis Creek.

Parcel 3. being a triangular plot containing approximately 0.90 acres and
situated in the Northwest corner of the NW $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Section 19, Township
22, Range 3 West, and bounded on two sides by the North and West lines respect-
ively, of said quartr section and bounded on the other and southeasterly side
by the Northwest boundary line of the land conveyed by the Montevallo Coal
Mining Company to J. E. Nichols.



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To have and in hold To the said

Coy E. Holsembeck, his

heirs and assigns forever.

And we ourselves our do, for and for heirs, executors and administrators,

covenant with the said Coy E. Holsembeck, 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

Coy E. Holsembeck, 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

8th day of May 1959, 19

WITNESSES:

Clement Eugene Nichols (Seal)

Dovie Elizabeth Nichols (Seal)

(Seal)

(Seal)

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The State Of Alabama }
Shelby County

I, L. E. Shaw,

Justice Of The Peace

in and for said County, in said State,

hereby certify that Clement Eugene Nichols and wife Dovie Elizabeth Nichols

whose name s are signed to the foregoing conveyance, and who know 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 8th day of May 1959, A.D., 19

L. E. Shaw

Justice Of The Peace



FILED 16 MARCH 1960
STATE OF ALABAMA, SHELBY COUNTY

I, Conrad M. Fowler, Judge of Probate, here by certify that the within best was filed for record the 16 day of Mar 1960 at 2 o'clock M. and recorded in 208 Record at page 80, and the Mortgage Tax and Deed Tax 1.50 has been paid.

Conrad M. Fowler
Judge of Probate