

WARRANTY DEED

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

The State Of Alabama

Shelby County

Know all men by these presents, That in consideration of
Ten dollars and other good and valuable considerations DOLLARS

to the undersigned grantor D. H. Holcombe and wife Theron M. Holcombe
in hand paid by Z. B. Falkner and wife Dovie Falkner

the receipt whereof is acknowledged We the said D. H. Holcome and wife
Theron M. Holcombe do grant, bargain, sell and convey unto the said

Z. B. Falkner and wife Dovie Falkner

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

A parcel of land being a part of the West half ($W\frac{1}{2}$) of North-East quarter ($NE\frac{1}{4}$) of North-west quarter ($NW\frac{1}{4}$), Section 30, Township 19 Range one East lying North of Highway #280 (formerly known as Highway #91) and more fully described as follows:

Beginning at a point on the North line of the above mentioned Highway Right-of-way and West line of right-of-way of the Chelsea Game Reserve Lake Road and running in a northerly direction parallel with west line of the said Chelsea Game Reserve Lake Road a distance of 315. feet; thence in a westerly direction 280 feet; thence in a southerly direction 315 feet to North line of Highway #280 right-of-way; thence in an easterly direction parallel with north line of highway right-of-way 280 feet to point of beginning.

~~*****~~ Note exceptions :

The above described parcel of land amounts to two acres but the purpose and intent of this deed is to convey one and one half acres since $1/2$ acre of above described land was previously deeded to said parties by deed dated March 17th, 1959 and recorded in the office of the Probate Judge, Columbiana, Ala. on the 16th day of April 1959 in Vol. 201. on page 43 of Records of Deeds

To have and to hold To the said Z. B. Falkner and wife Dovie Falkner

their

heirs and assigns forever.

And We do, for ourselves and for our heirs, executors and administrators, covenant with the said Z. B. Falkner and wife Dovie Falkner, their heirs and assigns, that We are lawfully seized in fee simple of said premises; that they are free from all incumbrances; that We do 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 Z. B. Falkner and wife Dovie, their 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

19th day of July, 1960

WITNESSES:

Notary Public

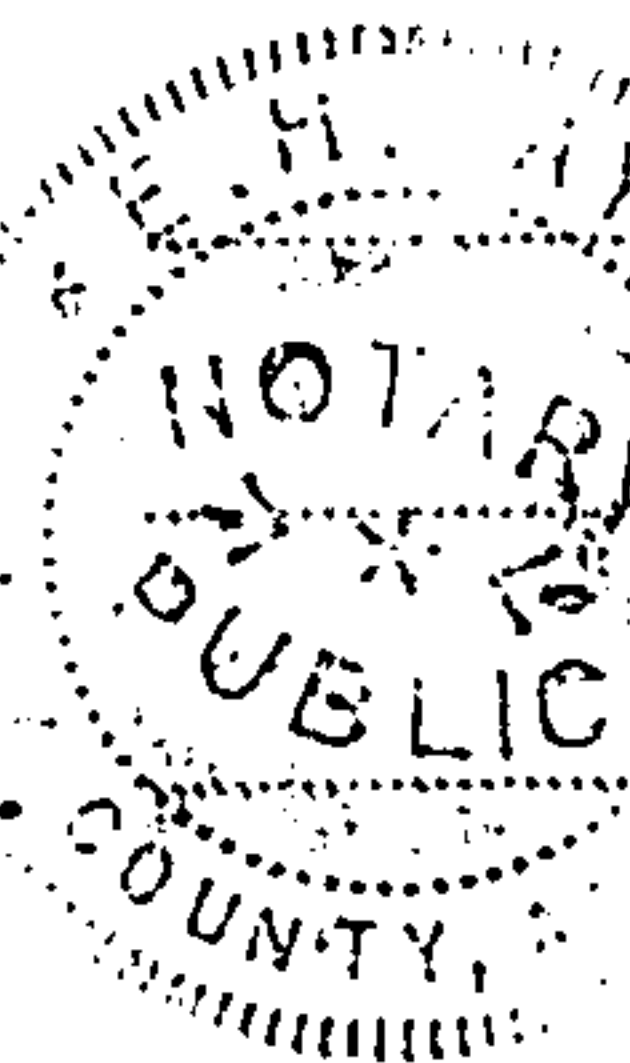
J. H. 7 Holcombe (Seal)

Theron M. Holcombe (Seal)

_____ (Seal)

_____ (Seal)

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The State Of Alabama

Shelby County

I, E. H. Payne

Notary Public

a in and for said County, in said State, hereby certify that D. H. Holcombe and wife Theron M. Holcombe 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 this 19th day of July, A.D., 1960

E. H. Payne
Notary Public

My commission expires 7/14/62

FILED 31 DECEMBER 1960

The State Of Alabama

County

I,

a in and for said County, in said State, hereby certify that subscribing witness to the foregoing conveyance, known to me, appeared before me this day, and being sworn, stated that the grantor voluntarily executed the same in presence and in the presence of the other subscribing witness, on the day the same bears date; that attested the same in the presence of the grantor, and of the other witness, and that such other witness subscribed name as a witness in presence.

Given under my hand this the day of A. D., 19

The State Of Alabama

Shelby County

I, E. H. Payne

Notary Public

a in and for said County, in said State, hereby certify that on the day of July, 1960, came before me the within named Theron M. Holcombe known to me (or made known to me) to be the wife of the within named D. H. Holcombe who, being examined separate and apart from the husband touching her signature to the within Deed acknowledged that she signed the same of her own free will and accord, without fear, constraint or threats on the part of the husband.

In witness whereof I hereunto set my hand this 19th day of July, A.D., 1960

E. H. Payne
Notary Public

My Commission expires 7/14/62

STATE OF ALABAMA, SHELBY COUNTY

I, Conrad M. Fowler, Judge of Probate, hereby certify that the within Deed was filed for record in this office on the 31 day of Dec 1960 at 10 M o'clock, and recorded in Book 212 at page 212 on the 31 day of Dec 1960. Mortgage Tax Deed Tax has been paid.

Conrad M. Fowler
Judge of Probate