

State of Alabama

SHELEY

County

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of SEVENTY-FIVE THOUSAND AND NO/100 (\$75,000.00)

DOLLARS

to the undersigned grantor s Fred F. Phillips and wife, Frances Phillips

in hand paid by RUX CARTER REAL ESTATE COMPANY, INC.

the receipt whereof is acknowledged we the said Fred F. Phillips and Frances Phillips

do grant, bargain, sell and convey unto the said RUX CARTER REAL ESTATE COMPANY, INC.

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

From the Northwest corner of Section 18, Township 21 South, Range 2 East, run East along the North boundary line of Section 18, Township 21 South, Range 2 East, for 660.96 feet; thence turn an angle of 90 deg. 37' to the right and run Southerly 174.10 feet to a point on the south side of a county road for the point of beginning of the land herein described; thence continue Southerly along the last mentioned course for 2318.68 feet; thence turn an angle of 93 deg. 20' to the left and run Easterly for 250.42 feet; thence turn an angle of 86 deg. 40' to the left and run Northerly 149.92 feet; thence turn an angle of 86 deg. 40' to the right and run Easterly 801.36 feet; thence turn an angle of 86 deg. 40' to the left and Northerly for 350.08 feet; thence turn an angle of 93 deg. 20' to the left and run Westerly for 150.26 feet; thence turn an angle of 93 deg. 20' to the right and run Northerly for 1815.08 feet, more or less, to a point on the south side of a county road; thence turn an angle of 73 deg. 37' to the left and run Northwesterly along the south side of said county road for 151.08 feet; thence turn an angle of 13 deg. 15' to the left and continue Northwesterly along the south side of said road for 253.73 feet; thence turn an angle of 03 deg. 42' to the right and continue Northwesterly along the south side of said county road for 52.08 feet; thence turn an angle of 10 deg. 00' to the left and Southwesterly along the south side of said county road for 95.09 feet; thence turn an angle of 11 deg. 23' to the left and continue Southwesterly along the south side of said road for 108.54 feet; thence turn an angle of 13 deg. 10' to the left and continue southwesterly along the south side of said road for 198.71 feet; thence turn an angle of 38 deg. 21' to the right and continue Northwesterly along the south side of said road for 75.48 feet, more or less, to the point of beginning. This land being a part of the NW $\frac{1}{4}$  of Section 18, Township 21 South, Range 2 East, and being 47.831 acres, more or less.

TO HAVE AND TO HOLD, To the said RUX CARTER REAL ESTATE COMPANY, INC., its successors  
heirs and assigns forever.

And we do, for ourselves and for our heirs, executors and administrators, covenant with the said RUX CARTER REAL ESTATE COMPANY, INC., its successors

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

RUX CARTER REAL ESTATE COMPANY, INC., its successors

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

In Witness Whereof, we have hereunto set our hands and seal,  
this 31st day of May, 1961.



*Fred F. Phillips* (Seal.)  
(Fred F. Phillips)  
*Frances W. Phillips* (Seal.)  
(Frances Phillips)

(Seal.)

(Seal.)



Just



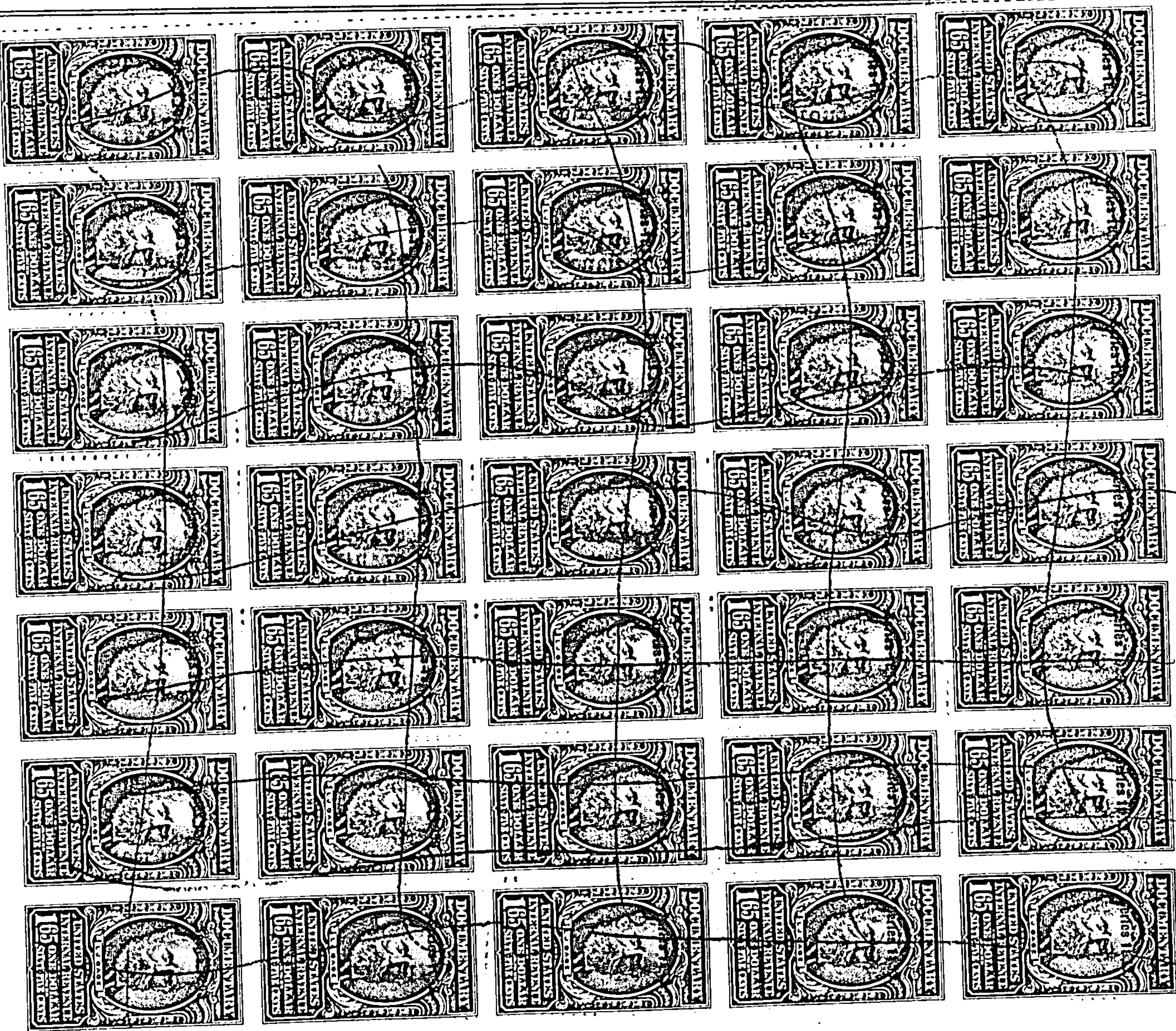
STATE OF ALABAMA  
SHELBY COUNTY  
I, Conrad M. Fowler, Judge of Probate hereb  
certify that the within deed was  
filed in this office for record the 27 day  
of May 1961 at 10 o'clock A.M.  
and recorded in Book 215-3 Record at 1  
page 649 and examined 6-6-61  
and the Mortgage Tax of \$         
Deed Tax of \$        has been paid.  
Conrad M. Fowler  
Judge of Probate  
Fee \$ 1.95

State of ALABAMA  
SHELBY COUNTY

I, JOHN H. HINES, JR., a Notary Public in and for said County, in said State,  
hereby certify that Fred F. Phillips and wife, Frances Phillips  
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 the conveyance they executed the same voluntarily  
on the day the same bears date.

Given under my hand and official seal this 31 day of MAY, 1961.

John H. Hines, Jr.  
Notary Public



STATE OF ALABAMA, SHELBY COUNTY

I, Conrad M. Fowler, Judge of Probate, hereby certify that the within deed was filed  
for record in the office on the 27 day of May 1961 at 2 P.M. o'clock and  
recorded in Book 215-3 at page 649 on the 6 day of June 1961.  
Mortgage Tax        Deed Tax        has been paid.

Conrad M. Fowler  
Judge of Probate

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THIS FORM FROM  
TITLE GUARANTEE & TRUST CO. 82.30  
TITLE INSURANCE - ABSTRACTS 1.95  
TRUSTS  
BIRMINGHAM, ALABAMA 84.45