

STATE OF ALABAMA
SHELBY COUNTY
I hereby certify that the Deed Tax has been paid
ACT NO. 222
C. M. Stouder
Judge of Probate

1034
DEED 6077P214

STATE OF ALABAMA)
JEFFERSON COUNTY)

WARRANTY DEED

"TAX EXEMPT"

KNOW ALL MEN BY THESE PRESENTS, Dollars

THAT in consideration of One Thousand Five Hundred and 00/100 and execution of purchase money mortgage for \$5,700.00, to the undersigned grantor, George C. Acton, Jr., as Trustee under deed of Gaines Acton et al, in hand paid by Mary W. Andrews, the receipt whereof is acknowledged, I, the said George C. Acton, Jr., as Trustee under deed of Gaines Acton, et al, do grant, bargain, sell and convey unto the said Mary W. Andrews the following described real estate, situated in Jefferson County and partly in Shelby County, Alabama, to-wit:

That part of the SW¹/₄ of SW¹/₄ of Section 8, Township 19, South, Range 2, West, situated in Jefferson County, Alabama, together with a part of the N¹/₂ of NW¹/₄ of Section 17, Township 19, South, Range 2, West, situated in Shelby County, Alabama, all more particularly described by metes and bounds as follows: Begin at the Southwest corner of SW¹/₄ of SW¹/₄ of said Section 8 and run thence Eastwardly along the South line of said ¹/₄/₄ section for a distance of 109.67 feet; thence turn an angle to the left of 104 degrees and run Northwestwardly for a distance of 319.29 feet to a point in the right of way of public road; thence turn an angle to the right of 47 degrees 11 minutes and run Northeastwardly along said right of way for a distance of 118.1 feet; thence turn an angle to the left of 7 degrees 35 minutes and run Northeastwardly for a distance of 195.8 feet; thence turn an angle to the right of 24 degrees 16 minutes and run Northeastwardly for a distance of 200 feet; thence turn an angle to the right of 95 degrees 11 minutes 30 seconds and run Southeastwardly for a distance of 1605 feet to a point in the center line of Cahaba River; said point being the point of beginning of the tract here described; from the point of beginning thus obtained, turn an angle to the left of 180 degrees from the last described course and run Northwestwardly for a distance of 1605 feet to a point in the right of way of aforementioned public road; thence turn an angle to the right of 84 degrees 48 minutes 30 seconds from the last described course and run along said right of way for a distance of 27.7 feet; thence turn an angle to the right of 15 degrees 03 minutes and run Northeastwardly along said right of way for a distance of 222.3 feet; thence turn an angle to the right of 80 degrees 23 minutes and run Southeastwardly for a distance of 1620 feet to a point in the center line of Cahaba River; run thence in a Westwardly direction along said center line for a distance of 245 feet, more or less, to the point of beginning. Except that part of the above described tract which is included within the right of way of the public road which bounds the same on its Northorly side.

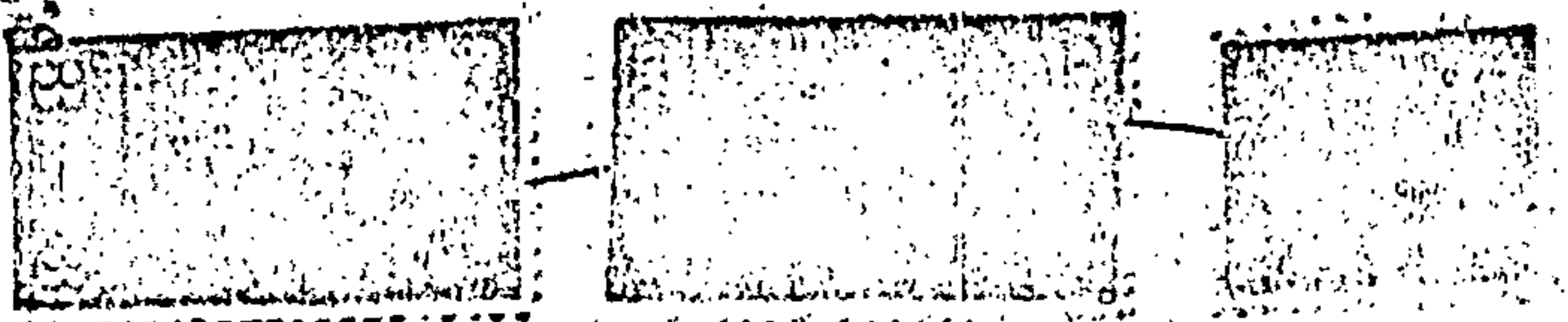
Subject to transmission line permit granted to Alabama Power Company by instruments recorded in Volume 2785, Page 56 and Volume 2785, Page 48 in the Probate Office of Jefferson County, Alabama.

Also subject to minerals and mining rights conveyed to W. B. Leedy by deed recorded in Volume 63, Page 18 in the Probate Office of Jefferson County, Alabama.

TO HAVE AND TO HOLD, to the said Mary W. Andrews, her heirs and assigns, forever.

And said George C. Acton, Jr. as Trustee does for himself, and his successors and assigns, covenant with said Mary W. Andrews, her heirs and assigns, that it is lawfully seized in fee simple of said premises, that they are free from all encumbrances, that it has a good right to sell and convey the same as aforesaid, and that it will, and its successors and assigns shall, warrant and defend the same to the

218 413



DEED 6077P215

said Mary W. Andrews, her heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said George C. Acton, Jr. as said Trustee has hereto set his signature and seal, this the 13th day of February, 1959.

WITNESSES:

[Signature]

George C. Acton, Jr. (SEAL)
George C. Acton, Jr., Trustee

STATE OF ALABAMA)
JEFFERSON COUNTY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that George C. Acton, Jr. whose name as Trustee is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance, he, in his representative capacity, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 13th day of February, 1959.

Chas. D. Gaucher
Notary Public

411 MAR 1961

REC-6077P215
FEB 16 4 21 PM '59

THE STATE OF ALABAMA,
JEFFERSON COUNTY

PROBATE COURT

I, the Undersigned, as Judge of the Court of Probate, in and for said County, in said State, hereby certify that the foregoing contains a full, true and correct copy of the

Warranty Deed from George C. Acton Jr.

et al as Tps. to Mary W. Andrews

together with the filing of same as appears of record in this office in Vol. 6077 Record of Deeds on page 214.

STATE OF ALA. SHELBY CO.
I CERTIFY THIS INSTRUMENT
WAS FILED ON 11-28-1961
RECORDED & \$ MTG. TAX
& \$ DEED TAX HAS BEEN
PD. ON THIS INSTRUMENT.
Conrad M. Fowler
JUDGE OF PROBATE

Given under my hand and official seal, this
the 22nd day of November, 1961.
Paul M. [Signature]
Judge of Probate.