

STATE OF ALABAMA,)
COUNTY OF SHELBY.)

1513

THIS INDENTURE, made and entered into on this the 1st day of February, 1961, by and between L. W. Wooten and wife, Lummie Wooten, Grantors, and Alabama Refractory Clay Company, Inc., a corporation, whose principal place of business is at Montevallo in Shelby County, Alabama, Grantees,

WITNESSETH: That the said Grantors for and in consideration of Twenty Five Thousand and no/100 Dollars (\$25,000.00) with interest at six percent per annum, payable in monthly installments of Three Hundred Sixty-Five and 22/100 Dollars (\$365.22) on the first day of each month, beginning on the first day of February, 1961, and continuing on the first day of each and every succeeding month until a total of eighty-three (83) such monthly installments have been made, with the entire balance, both principal and interest being due and payable seven (7) years from date, all of which is to be secured by a purchase money mortgage and a note evidencing said indebtedness, receipt of said note and mortgage being hereby acknowledged by Grantors, said Grantors have granted, bargained and sold, and do by these presents grant, bargain, sell and convey unto the Grantees the following described property lying and being in Shelby County, Alabama, to-wit:

A tract of land situated in the Southwest Quarter (SW $\frac{1}{4}$) of Section 2, Township 24 North, Range 12 East, more particularly described as follows: Begin at the S.W. corner of the S.W. $\frac{1}{4}$ of the S.E. $\frac{1}{4}$ of said Section and proceed S. 89° 57' W. a distance of 1350.0 feet, thence N. 1° 45' E. a distance of 341.33 feet to the beginning of said tract, thence S. 89° 57' W. 248.18 feet, thence N. 4° 03' W. 139.1 feet, thence North 33° 00' W. 549.5 feet, thence N. 72° 03' W. 371.3 feet, thence N. 3° 33' W. 501.6 feet, thence N. 84° 07' E. 336.8 feet, thence S. 4° 20' W. 127.0 feet, thence N. 89° 47' E. 136.7 feet, thence N. 7° 51' W. 160.7 feet, thence N. 25° 29' E. 186.6 feet, thence N. 56° 18' E. 227.1 feet, thence N. 33° 25' E. 183.4 feet, thence N. 9° 50' W. 111.9 feet, thence N. 89° 05' E. 459.8 feet, thence S. 23° 40' E. 80.4 feet to West right-of-way of Jemison Road, said

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right-of-way being an arc of a circle having a radius of 4367 feet and a central angle of $9^{\circ} 48'$ and subtended by a chord bearing S. $7^{\circ} 34'$ E. and a length of 746.2 feet, thence along said arc a distance of 747.0 feet, thence S. $32^{\circ} 50'$ W. 452.5 feet, thence S. $36^{\circ} 50'$ W. 302.0 feet, thence S. $1^{\circ} 45'$ W. 411.67 feet to point of beginning;

Also a tract of land beginning at the intersection of the center line of the Southern Railroad track with the center line of the Montgomery dirt road in the northeast quarter of the northeast quarter of Section 3, Township 24, Range 12 East, and run in a southeasterly direction along said Montgomery dirt road 350 feet; run thence in a northeasterly direction to the southeast corner of Fractional Section 28, Township 22 South, Range 3 West; run thence in a northerly direction along the east boundary of said section to its intersection with the center line of said railroad; run thence in a southwest-erly direction along and with the center line of said railroad to point of beginning. There being excepted any easements that the Southern Railroad might have acquired on this property by prescription.

Together with the following described personal property: One (1) bulldozer, one (1) 1953 Chevrolet dump truck; one (1) 1955 Ford dump truck; and two (2) electric water pumps.

Grantors reserve unto themselves a vendor's lien on the hereinabove described property for the payment of the consideration hereinabove recited in accordance with the provisions thereof.

TO HAVE AND TO HOLD, together with all and singular the right, tenements, hereditaments, and appurtenances thereunto belonging or in anywise appertaining, unto the Grantees, their successors and assigns, in fee simple.

And Grantors do hereby covenant with the Grantees that we are lawfully seized in fee simple of the said premises, that we have a good right to sell and convey the same; that said premises are free from encumbrance; and that we warrant, and will forever defend the title to said premises against the lawful claims and demands of all persons whomsoever.

IN WITNESS WHEREOF, the Grantors have hereunto set our hands and seal on this the day and year first hereinabove written.

L. W. Wooten L.S.
L. W. Wooten

Lummie Wooten L.S.
Lummie Wooten

STATE OF ALABAMA,)

COUNTY OF SHELBY.)

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that L. W. Wooten and wife, Lummie Wooten, 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 seal this 1st day of February, 1961.

Rey Anderson
Notary Public

STATE OF ALA. SHELBY CO.
I CERTIFY THIS INSTRUMENT
WAS FILED ON 12/29/18
12/29/18
RECORDED & \$ 1.00 TAX
& \$ 1.00 TAX HAS BEEN
PD. ON THIS INSTRUMENT.

Conrad M. Tolson
JUDGE OF PROBATE

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