

State of Alabama

SHELBY COUNTY; KNOW ALL MEN BY THESE PRESENTS

That in consideration of ONE THOUSAND and NO/100 (\$1,000.00) - - - - - DOLLARS and other good and valuable consideration to the undersigned grantor Leon Aland

in hand paid by Joan L. Hicks

the receipt whereof is acknowledged we the said Leon Aland and wife, Leanore Aland do grant, bargain, sell and convey unto the said Joan L. Hicks

the following described real estate, situated in Shelby County, Alabama,

to-wit: All that part of the North half (N $\frac{1}{2}$) of the Southeast quarter (SE $\frac{1}{4}$) of Section 6, Township 19, South, Range 1, West, that lies East of center line of Cahaba Valley Highway right-of-way, excepting, however, the South 247 $\frac{1}{2}$ feet thereof; and excepting also, minerals and mining rights from that portion of the said property lying in the Northeast quarter (NE $\frac{1}{4}$) of the Southeast quarter (SE $\frac{1}{4}$) of Section 6, Township 19, South, Range 1, West.

This conveyance is made subject to the following exceptions:

1. Ad valorem taxes for the current tax year, which taxes grantee herein assumes and agrees to pay.
2. Transmission line permit to Alabama Power Company dated April 4, 1946, recorded in the Probate Office of Shelby County, Alabama, in Deed Book 124, Page 516, and right-of-way deed to Shelby County, recorded in the Probate Office of Shelby County, Alabama, in Deed Book 135, Page 53, and right-of-way for Cahaba Valley Highway.
3. Zoning ordinances and regulations pertaining to said property.
4. Existing easements and right-of-way, if any, in addition to those hereinabove described.
5. Any mineral and mining rights not owned by grantor.

TO HAVE AND TO HOLD, To the said Joan L. Hicks, her

heirs and assigns forever.

And I do, for myself and for my heirs, executors and administrators, covenant with the said Joan L. Hicks, her

heirs and assigns, that I am lawfully seized in fee simple of said premises; that they are free from all encumbrances; except as aforesaid;

that I have a good right to sell and convey the same as aforesaid; that I will, and my heirs, executors and administrators shall warrant and defend the same to the said Joan L. Hicks, her heirs and assigns forever, against the lawful claims of all persons.

In Witness Whereof, we have hereunto set our hands and seals

this 22 day of June, 19 65

WITNESSES.

W. S. Holtz

Leon Aland

Leon Aland

(Seal.)

Leanore Aland

Leanore Aland

(Seal.)

(Seal.)

(Seal.)

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Return To:

Leon Aland and wife.

Leanore Aland

TO

Joan L. Hicks

Return to

Finest Greene
3020 R. H. Davis
Birmingham, Ala.

WARRANTY DEED

STATE OF ALABAMA,

County.

Judge of Probate

This form furnished by

ALABAMA TITLE COMPANY, INC.

Agents for

LOUISVILLE TITLE INSURANCE CO.

314 No. 21st Street

Birmingham, Alabama

State of

ALABAMA

JEFFERSON COUNTY

General Acknowledgment

1.45
42.00
43.45 pd

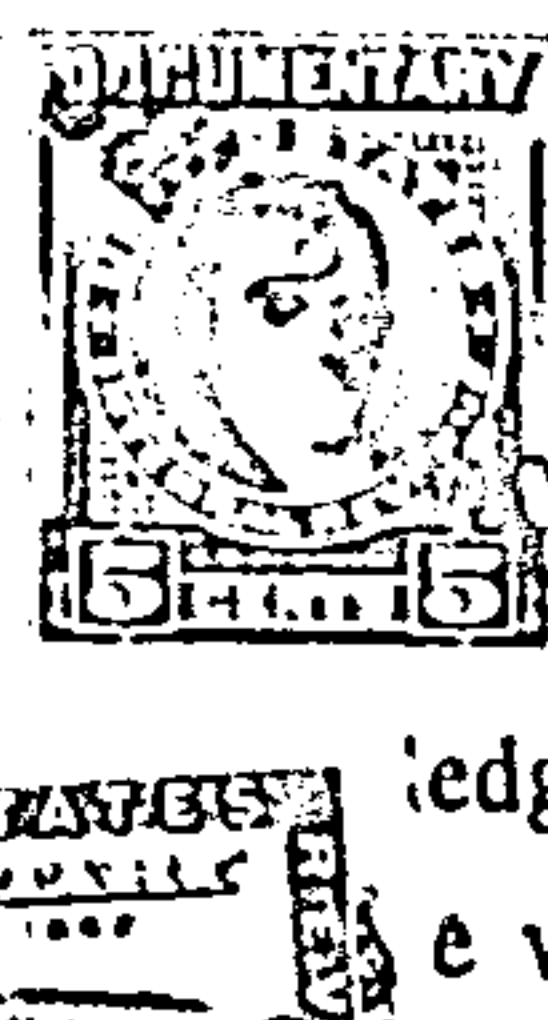
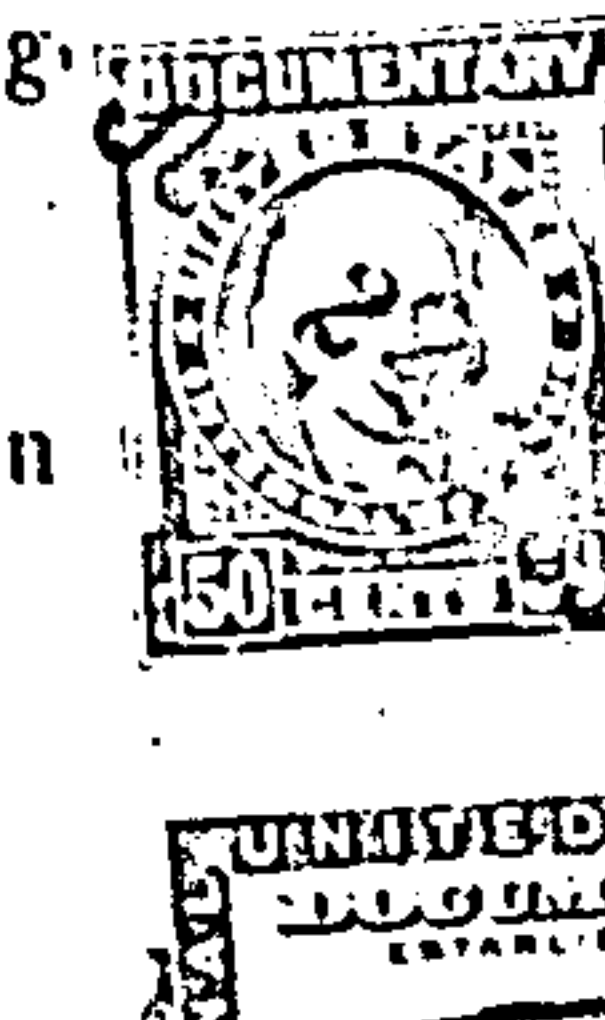
I, Reyner Carnathan, a Notary Public in and for said County, in said State, hereby certify that Leon Aland and wife, Leanore Aland whose names are signed to the foregoing conveyance, and who are known to me acknowledged before me on this day, that, being informed of the contents of the conveyance, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 22 day of

June A.D., 1965.

Reyner Carnathan
Notary Public.

State of



on the day the same bears date.

Given under my hand and official seal this _____ day of _____, 19____.

STATE OF ALA. SHELLEY CO.
I CERTIFY THIS INSTRUMENT
WAS FILED ON 8/26/65

Notary Public

State of

COUNTY & _____ Separate (and General) Acknowledgment by Wife

I, _____, a Notary Public in and for said County, in said State, hereby certify that on the date hereof, came before me the within named _____ who is known to me to be the wife of the within named _____ who, being examined separate and apart from the husband, touching her signature to the within conveyance, acknowledged before me on this day that being informed of the contents of the conveyance, she signed the same voluntarily and of her own free will and accord, and without fear, constraints, or threats on the part of the husband.

Given under my hand and official seal this _____ day of _____, 19____.

Notary Public

332 MAY 962 1968