

5897

WARRANTY DEED

STATE OF ALABAMA)

COUNTY OF SHELBY)

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Ten Dollars (\$10.00) and real estate to the undersigned grantor, ALABASTER LIME COMPANY, a corporation, in hand paid and conveyed by GEORGE L. SCOTT, JR., the receipt of which is hereby acknowledged, the said Alabaster Lime Company does by these presents, grant, bargain, sell and convey unto the said George L. Scott, Jr. the following described real estate, situated in Shelby County, Alabama, to-wit:

PARCEL NO. 1

All of the North half (N 1/2) of the Southwest Quarter (SW 1/4) of Section 35, Township 20 South, Range 3 West, except the east 300 feet (300') of the NE 1/4 of the SW 1/4 of Section 35, Township 20 South, Range 3 West.

Subject to the following:

(a) Transmission line permits to Alabama Power Co. as recorded in office of the Judge of Probate of Shelby County, Alabama, in Vol. 134, page 209, across NW 1/4 of SE 1/4 and NE 1/4 of SW 1/4; and in Vol. 220, page 329, across NW 1/4 of SW 1/4.

(b) Pipeline easement across NW 1/4 of SW 1/4 held by Plantation Pipe Line Company, as recorded in Vol. 112, page 322, in said Probate Office.

PARCEL NO. 2

All of the North Half (N 1/2) of the NW 1/4 of the NE 1/4 of Section 2, Township 21 S., Range 3 West lying West of the Right of Way line of the

BOOK 212 PAGE 557

This instrument prepared by
G. Burns Proctor, Jr.
1212 Bank for Savings Building
BIRMINGHAM, ALABAMA 35203

South bound track of the Louisville and Nashville R. R. more particularly described as follows: Begin at the Northwest corner of the NW 1/4 of the NE 1/4 of Sec. 2, Township 21 S., Range 3 W.; thence run Southerly along the West boundary line of said NW 1/4 of the NE 1/4 of Sec. 2, Township 21 S., Range 3 West 660.84 feet more or less, to the SW corner of the N 1/2 of the NW 1/4 of the NE 1/4 of Sec. 2, Township 21 S., Range 3 West; thence run Easterly along the South boundary line of the N 1/2 of the NW 1/4 of the NE 1/4 of Sec. 2, Township 21 S., Range 3 West for 558.78 feet more or less to the West R. O. W. line of the L. & N. R. R., thence run Northeasterly along the West R. O. W. line of said L. & N. R. R. for 710 feet, more or less, to the point of intersection of the West R. O. W. line of L. & N. R. R. and the North boundary line of the NW 1/4 of the NE 1/4 of Sec. 2, Township 21 S., Range 3 West; thence run, Westerly along the North boundary line of the NW 1/4 of the NE 1/4 of Sec. 2, Township 21 S., Range 3 West 831.23 feet, more or less, to the point of beginning.

The above described land subject to Easement to the Southern Natural Gas Company, the right of way of Louisville & Nashville Railroad and all other instruments of record.

PARCEL NO. 3

Lots 10 through 27 inclusive of the W. F. Strowd Subdivision as recorded in Map Book 3, pages 43 and 44 in the Probate Office of Shelby County, Alabama.

Subject to the following:

Right of way of L & N Railroad - Vol. 47, page 54; Easement of Alabama Power Company - Vol. 58, page 378; Easement to Southern Natural Gas Corporation - Vol. 90, page 467.

TO HAVE AND TO HOLD, to the said George L. Scott, Jr., his heirs and assigns forever.

And said Alabaster Lime Company does for itself, its successors and assigns, covenant with said George L. Scott, Jr., his heirs and assigns, that it is lawfully seized in fee simple of said premises, that they are free from all

encumbrances except as herein noted, 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 said George L. Scott, Jr., his heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said Alabaster Lime Company by its President, M. A. Rikard, who is authorized to execute this conveyance, has hereto set its signature and seal, this 1st day of June, 1966.

ALABASTER LIME COMPANY

By

M. A. Rikard
Its President

ATTEST:

H. B. Rikard
Its Secretary

STATE OF ALABAMA)

JEFFERSON COUNTY)

I, Danahy B. B. B., a Notary Public in and for said County, in said State, hereby certify that M. A. Rikard, whose name as President of Alabaster Lime Company, a corporation, 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, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation.

Given under my hand and official seal, this the 1st day of June, 1966.

STATE OF ALA., SHELBY CO.,
THIS INSTRUMENT
WAS FILED ON

31 M
6-1 1966

RECORDED & \$ 37.00 MTG. TAX

DEED TAX HAS BEEN
PD. ON THIS INSTRUMENT.

Conrad H. Fowler
JUDGE OF PROBATE

Danahy B. B. B.
Notary Public

Notary Public, Jefferson County, Ala.
My commission expires May 4, 1969
Bonded by Home Indemnity Co. of N. Y.