

This instrument was prepared by

(Name) Karl C. Harrison

(Address) Columbiana, Alabama

Form 1-1-27 Rev. 1-66

WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama

STATE OF ALABAMA

Shelby COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Thirty-five Thousand and no/100-----Dollars

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, L. B. Smitherman and wife, Emily W. Smitherman

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto Joe J. Joseph

(herein referred to as grantee, whether one or more), the following described real estate, situated in Shelby County, Alabama, to-wit:

A part of the SW $\frac{1}{4}$ of NE $\frac{1}{4}$ and part of SE $\frac{1}{4}$ of NW $\frac{1}{4}$ of Section 20, Township 21, Range 2 West, described as beginning where the west line of the right-of-way of the Birmingham-Montgomery Highway intersects the south line of SW $\frac{1}{4}$ of NE $\frac{1}{4}$ of said Section and run northwest along said right of way 1000 feet to a telephone pole; thence westerly a distance of 838 feet to a point on west line of said SW $\frac{1}{4}$ of NE $\frac{1}{4}$ of said Section that is 590 feet south of northwest corner of said forty acres; thence south 8 feet to a point; thence west 1320 feet, more or less, to the west line of SE $\frac{1}{4}$ of NW $\frac{1}{4}$ of said Section, which is 600 feet north of the southwest corner of said forty; thence south 600 feet to said southwest corner; thence east along south line of said SE $\frac{1}{4}$ of NW $\frac{1}{4}$ and SW $\frac{1}{4}$ of NE $\frac{1}{4}$ of said Section to point of beginning.

Also 3 acres more or less in triangular form with equal sides and angles in the northeast corner of SW $\frac{1}{4}$ of SE $\frac{1}{4}$ of said Section 20, Township 21, Range 2 West.

Also all that part of the N $\frac{1}{2}$ of SE $\frac{1}{4}$ of Section 20, Township 21, Range 2 West which lies west of the right of way of Birmingham-Montgomery Highway.

Subject to existing rights of way for public road and utilities, containing 90 acres, more or less.

TO HAVE AND TO HOLD to the said grantee, his, her or their heirs and assigns forever.

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that I (we) have a good right to sell and convey the same as aforesaid; that I (We) will and my (our) heirs, executors and administrators shall warrant and defend the same to the said GRANTEES, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, we have hereunto set our hands(s) and seal(s), this 18th day of January, 1968

(Seal)

(Seal)

(Seal)

L. B. Smitherman (Seal)
L. B. Smitherman
Emily W. Smitherman (Seal)
Emily W. Smitherman
(Seal)

STATE OF ALABAMA

Shelby COUNTY

General Acknowledgment

I, Martha B. Jaine, a Notary Public in and for said County, in said State, hereby certify that L. B. Smitherman and wife, Emily W. Smitherman 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 15th day of January, A. D., 19 68

Martha B. Jaine
Notary Public.

STATE OF ALA. SHELBY CO.
RECORDING THIS INSTRUMENT WAS FILED
JAN 17 PM 11:11
DEED TAX \$50.00
U.C. FILE NUMBER 00000000
REC. BK. & PAGE AS SHOWN
Comm. Exp. 3/31/70
JUNE OF PROPOS.

See App'dmt Misc. Bk. 25 pg. 10 (5-3-78)

497

251