

This instrument was prepared by

(Name) Wallace & Ellis, Attorneys

(Address) Columbiana, Alabama

Form 1-1-27 Rev. 1-66

STATUTORY WARRANTY DEED

WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama

STATE OF ALABAMA

SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of One & 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,

Robert Kendrick and wife, Grace Kendrick

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

Helen Mae Cross Eddings Malmade

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

Commencing at the NW corner of NE $\frac{1}{4}$ of NW $\frac{1}{4}$ of Sec. 23, Township 19, Range 2 West; run thence North 89 deg. 20' East a distance of 67.5 feet to an iron stob; the point of beginning of the tract herein conveyed; run thence North 89 deg. 20' East a distance of 454.7 feet to an iron stob; run thence South 38 deg. 20' West 782.5 feet to an iron stob; thence South 51 deg. 40' East 1290.4 feet to an iron stob; thence South 10 deg. 10' East a distance of 134.5 feet to an iron stob; run thence South 89 deg. 20' West 808.7 feet to an iron stob; run thence North 25' West along the center of a 30 foot roadway a distance of 234.6 feet to an iron stob; run thence South 89 deg. 20' West along the center line of a 30 foot roadway a distance of 210 feet to an iron stob; thence North 2 deg. 30' West along the center line of a 30 foot roadway a distance of 1233.2 feet to an iron stob; run thence North 36 deg. East along the center line of a 30 foot roadway a distance of 108 feet to point of beginning, containing 14.6 acres, and being part of $\frac{1}{2}$ of NW $\frac{1}{4}$ of Section 23, Township 19, Range 2 West.

Also, the following tract, to-wit: Beginning at the SE corner of the NE $\frac{1}{4}$ of NW $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 14, Township 19, Range 2 West; run thence North 2 deg. 30' West a distance of 1321 feet to an iron stob; run thence South 89 deg. 30' West a distance of 662 feet to an iron stob; run thence South 2 deg. 30' East a distance of 1321 feet to an iron stob; run thence North 89 deg. 30' East 662 feet to the point of beginning, containing 20 acres, more or less, and being in the SE $\frac{1}{4}$ of SW $\frac{1}{4}$ of the NW $\frac{1}{4}$ and the NE $\frac{1}{4}$ of the NW $\frac{1}{4}$ of SW $\frac{1}{4}$ of Section 14, Township 19, Range 2 West.

SUBJECT TO utility permits and rights of way for public roads of record.

It being agreed and understood that the interest conveyed herein is only the interest that grantors herein obtained through the mortgage foreclosure of that certain mortgage to grantors recorded in the Probate Office of Shelby County, Alabama in Mortgage Book 264, page 293.

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

And I (we) do for myself (ourselves) and for my (our) heirs, executors and administrators covenant with the said GRANTEE, 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 GRANTEE, 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 30th day of April, 1968.

(Seal)

(Seal)

(Seal)

Robert Kendrick
Grace Kendrick

(Seal)

(Seal)

(Seal)

STATE OF ALABAMA

SHELBY

COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Robert Kendrick and wife, Grace Kendrick whose name s. 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 30 day of April, A. D., 1968.

Walter C. Wallace
Notary Public.