

THE STATE OF ALABAMA,

SHELBY

County

Know All Men by These Presents,

That for and in consideration of Three Thousand One Hundred Eighty-seven and 75/100
Dollars (\$3,187.75) cash, and the assumption of mortgage executed by the grantors
herein to Olshan Realty Company, as recorded in Mortgage Book 306, page 495 ~~BOOK~~
in the Probate Records of Shelby County, Alabama (in the amount of \$6,312.25)

to the undersigned grantor S. E. C. Farris and wife, Sarah Farris

in hand paid by Warren W. Kent

the receipt whereof is acknowledged we the said E. C. Farris and wife, Sarah Farris

do grant, bargain, sell and convey unto the said Warren W. Kent

the following described real estate, to-wit: Lot 5, Block 1, George's Subdivision of Keystone in
Shelby County, Alabama, as recorded in the Office of the Judge of Probate of Shelby
County, Alabama in Plat Book 3, page 63, except that portion of said property here-
tofore conveyed to Philips Marketing Properties, Inc., as shown in Deed Book 243,
page 862 in the Probate Records of Shelby County, Alabama. Said property so con-
veyed and herein excepted being more particularly described as follows, to-wit:
Part of Lot 4 and 5, Block 1 of said subdivision described as beginning at the SW
corner of Section 25, Township 20 South, Range 3 West, thence north 89° 13' east
along the south line of said section a distance of 258.5 feet to a point on the old right
of way of Highway 31; thence at an angle of 75° 33' left a distance of 340.0 feet to the
original southwest corner of Lot 4, thence at an angle of 75° 33' right a distance of
79.6 feet to a point on the new right of way line of U. S. Highway No. 31 for point of
beginning; thence continuing on a prolongation of said line a distance of 120.4 feet to
the SE corner of said Lot 4; thence at an angle of 75° 33' left a distance of 129.9 feet
to a point; thence at an angle of 90° left a distance of 116.6 feet to a point on the
highway right of way; thence at an angle of 90° left a distance of 160.0 feet, more or
less, to point of beginning along said highway right of way.

Mineral and mining rights excepted.

Situated in Shelby County, Alabama.

This instrument was prepared by

JOHN N. BRYAN JR.

312 CITY FEDERAL BUILDING
BIRMINGHAM, ALABAMA

TO HAVE AND TO HOLD, TO THE SAID Warren W. Kent, his

Heirs and Assigns forever.

And we do, for ourselves and for our heirs, executors and administrators,
covenant with the said Warren W. Kent, his

Heirs and Assigns, that we are lawfully seized in fee simple of said
except mortgage described herein
premises; that they are free from all encumbrances/ and that we
have a good right to sell and convey the same as aforesaid; that we will,
and our heirs, executors and administrators shall, warrant and defend the same to the said

Warren W. Kent, his

Heirs and Assigns forever, against the lawful claims of all persons.

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
Filed 7/2/68
1968 JUN -7 PM 3:59
REC. BK. & PAGE AS SHOWN ABOVE
JUDGE OF PROBATE
Cons. by J. H. Hester

IN WITNESS WHEREOF, we have hereunto set OUR handS and sealS, this

4 day of June, 1968.

WITNESSES:

Thomas G. Findley

E. C. Farris (SEAL)
Sarah Farris (SEAL)
(SEAL)
(SEAL)

THE STATE OF ALABAMA, }
Shelby County }

Warren G. Findley

a Notary Public in and for said County, in said State, hereby
certify that E. C. Farris and wife, Sarah Farris,
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 this conveyance, they
executed the same voluntarily on the day the same bears date.

Given under my hand and seal, this 4th day of June, A. D. 1968

Thomas G. Findley
Notary Public

My Comm. expires 11-25-71

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CG 233