

STATE OF ALABAMA

SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Four Thousand Dollars and no/100 (\$4,000.00) Cash

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, Clarence W. Sellers and wife, Mary E. Sellers and Virgie Sellers, the widow of E. D. Sellers, deceased

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

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

That certain parcel or tract of land situated in the SW 1/4 of the NE 3/4 of Section 3, Township 24, Range 12 East, more particularly described as follows: Commence at a point where the Western boundary of said SW 1/4 of the said NE 1/4 intersects with the Southern boundary of the Montevallo and Calera Highway, run thence in an Easterly direction along the Southern boundary of said Highway 720 feet, more or less, to the Eastern boundary of a certain street that runs in a Southerly direction from said Highway and point of beginning; thence continue along said Southern boundary of said Highway 100 feet, thence in a Southerly direction perpendicular to said Highway 150 feet, thence in a Westerly direction and parallel to said Highway 100 feet to the Eastern boundary of the above mentioned Street, thence in a Northerly direction along the Eastern boundary of said Street 150 feet to the point of beginning.

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 said grantee, his, her or 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 stated 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, his, her or their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I (we) have hereunto set my (our) hand(s) and seal(s) this 23rd day of February, 1965

STATE OF ALABAMA, SHELBY CO. (SEAL) Clarence W. Sellers (SEAL)
 I HEREBY CERTIFY THAT THIS INSTRUMENT WAS FILED Deed Tax 4.00 (SEAL) Mary E. Sellers (SEAL)
 SEP 11 AM 10:19 REC. BK. & PAGE AS SHOWN ABOVE (SEAL) Virgie Sellers (SEAL)
 U.S.C. FILE NUMBER OR JUDGE OF PROBATE

STATE OF Alabama }
Jefferson COUNTY }

General Acknowledgment

I, Carolyn Ann Vining a Notary Public in and for said County, in said State, hereby certify that Clarence W. Sellers and wife, Mary E. Sellers and Virgie Sellers, the widow of E. D. Sellers, deceased.

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 23rd day of February, A.D. 1965

Carolyn Ann Vining
 Notary Public