

160  
Value \$500.00  
This instrument was prepared by Anthony L. Cicio, 1316 Twenty-One Twenty-One Building, Birmingham, Alabama

W A R R A N T Y D E E D

STATE OF ALABAMA)

COUNTY OF SHELBY)

KNOW ALL MEN BY THESE PRESENTS:

THAT in consideration of FIVE DOLLARS (\$5.00) and other good and valuable considerations to the undersigned Grantors in hand paid by the Grantees herein, the receipt whereof is acknowledged, we, Joe V. Cicio and wife, Lena Ciciodo grant, bargain, sell and convey unto Phillip B. Maple and wife, Mary V. Maple for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, together with every contingent remainder and right of reversion all of our right, title and interest to the following described real estate situated in Shelby County, Alabama, to-wit:

Parcel B-3 more particularly described as follows:

Commence at the Southwest corner of the Northwest Quarter of the Southeast Quarter of Section 21, Township 19 South, Range 2 West, Shelby County, Alabama; thence run in an Easterly direction along the South line of said quarter-quarter section a distance of 531 feet; thence turn an angle to the left of 92 degrees 37 minutes 36 seconds and run in a Northerly direction a distance of 775.49 feet to the point of beginning; from point of beginning thus obtained, thence continue along last described course for a distance of 542.53 feet to it's intersection with the North line of the Northwest Quarter of the Southeast Quarter of Section 21, Township 19 South, Range 2 West; thence turn an angle to the left of 87 degrees 31 minutes 58 seconds and run in an Westerly direction along said North line of the Northwest Quarter of the Southeast Quarter of said Section for a distance of 159.78 feet to a point in the center line of a paved road; thence turn an angle to the left of 39 degrees 34 minutes 56 seconds and run in a Southwesterly direction along the center line of a paved road for a distance of 80.53 feet to the point of beginning of a curve to the left (said curve having a central angle of 55 degrees 31 minutes 46 seconds and a radius of 180.18 feet); thence along the arc of said curve in a Southwesterly direction continuing along the center line of a paved road for a distance of 174.62 feet; thence along the tangent if extended to said curve and in a Southerly direction along the center line of a paved road for a distance of 362.08 feet; thence turn an angle to the left of 90 degrees and in a Easterly direction for a distance of 278.70 feet to the point of beginning. Said tract containing 3.5 acres.

TO HAVE AND TO HOLD to the said Grantees for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, and to the heirs and assigns of such survivor forever, together with every contingent remainder and right of reversion.

AND we do for ourselves and for our heirs, executors, and administrators covenant with the said Grantees, their heirs and assigns, that we are lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; 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 Grantees, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, we have hereunto set our hands and seals this 3 day of November, 1969.

Joe V. Cicio (SEAL)  
Joe V. Cicio

Lena Cicio (SEAL)  
Lena Cicio

STATE OF ALABAMA)

JEFFERSON COUNTY)

I, Anthony R. Cicio, a Notary Public in and for said County, in said State, hereby certify that Joe V. Cicio and wife, Lena Cicio, 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 3 day of November, 1969.

Anthony R. Cicio  
Notary Public

STATE OF ALA. SHELBY CO.  
I CERTIFY THIS  
INSTRUMENT WAS FILED  
1969 NOV -6 AM 10:58  
REC. BK. & PAGE AS SHOWN ABOVE  
U.C.C. FILE NUMBER OR  
JUDGE OF PROBATE