

This instrument was prepared by

(Name) L.G. NUNNALLY

(Address) Alabaster, Alabama 35007

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 Ten and no/100 \$10.00 Dollars

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, or we,

Forrest Arthur & Sherly Ann Payne his wife

Paynd

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

Dit Payne

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

A parcel of land in the SE $\frac{1}{4}$ of Section 13, Township 20, Range 3 West, described as follows, to -wit:

Beginning at the intersection of the East right of way line of the Fungo paved Public Road and the North boundary line of the SE $\frac{1}{4}$ of Section 13, Township 20, Range 3 West; Thence Southwesterly along said right line 118.0 feet to the point of beginning.

Thence continue along said right of way line 143.0 feet; thence South 67 deg. 30 minutes East 228.0 feet; thence North 27 deg. 30' East 20.0 feet; thence North 67 deg. 30' West 69.0 feet; thence North 27 deg. 30' East 123.0 feet; thence North 67 deg. 30' West 259.0 feet to the point of beginning, Situated, lying and being in the SE $\frac{1}{4}$ of Section 13, Township 20, Range 3 West, Shelby County, Alabama

UCC THE PROCEEDING TO
REC. EX. & PAGE AS SHOWN ABOVE
Date of Registration
JANUARY 27 1970
NOTARY PUBLIC
SHELBY COUNTY, ALA.
THIS INSTRUMENT WAS
FILED FOR RECORD
ON FEB 27 1970
BY CLERK OF COURT

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 2nd day of February, 1970

Forrest Arthur Payne (Seal)
Forrest Arthur Payne

Sherly Ann Payne (Seal)
wife Sherly Ann Payne

STATE OF ALABAMA
Shelby COUNTY

General Acknowledgment

I, The undersigned, a Notary Public in and for said County, in said State, hereby certify that Forrest Arthur Payne and wife Sherly Ann Payne whose name are signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance have executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 2nd day of February, A. D., 1970

My Commission expires 1.28/71

Notary Public.