

STATE OF ALABAMA
COUNTY OF SHELBY

3345
KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Five Hundred and no/100-----
and other good and valuable consideration
to the undersigned grantor, FARRIS LAND COMPANY
in hand paid by Nan G. Avara

DOLLARS,

a corporation,

the receipt of which is hereby acknowledged, the said
FARRIS LAND COMPANY

does by these presents, grant, bargain, sell and convey unto the said

Nan G. Avara

the following described real estate, situated in Shelby County, Alabama, to-wit:

A parcel of land situated in the SW $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 35, Township 20 South, Range 3 West, Shelby County, Alabama, being more particularly described as follows:

Commence at the southwest corner of the SW $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 35, Township 20 South, Range 3 West, run thence in an easterly direction along the south line of said $\frac{1}{4}$ - $\frac{1}{4}$ Section for a distance of 25.01 feet to the point of beginning; from the point of beginning thus obtained, thence continue along last described course for a distance of 135 feet; thence turn an angle to the left of 90 deg. and in a northerly direction for a distance of 160 feet; thence turn an angle to the left of 90 deg. and in a westerly direction for a distance of 112.93 feet to the point of beginning of a curve to the left (said curve having a central angle of 91 deg. 13 min. 45 sec. and a radius of 25 feet); thence along the arc of said curve for a distance of 39.81 feet to the end of said curve; thence along the tangent, if extended, to said curve in a southerly direction parallel to the west line of the SW $\frac{1}{4}$ of the NW $\frac{1}{4}$ of said Section Section 35 for a distance of 134.50 feet to the point of beginning.

TO HAVE AND TO HOLD, To the said Nan G. Avara, her

heirs and assigns forever.

And said Farris Land Company
and assigns, covenant with said Nan G. Avara, her

does for itself, its successors

heirs and assigns, that it is lawfully seized in fee simple of said premises, that they are free from all encumbrances, that it has a good right to sell and convey the same as aforesaid, and that it will, and its successors and assigns shall, warrant and defend the same to the said

Nan G. Avara, her

heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said Farris Land Company by its

President, W. M. Farris, who is authorized to execute this conveyance,
has hereto set its signature and seal, this the 7th day of April, 1970.

ATTEST:

FARRIS LAND COMPANY

Luella S. Farris
Secretary

By *W. M. Farris*
President

STATE OF ALABAMA
COUNTY OF SHELBY

I, Martha B. Joiner, a Notary Public in and for said County, in said State, hereby certify that W. M. Farris whose name as President of Farris Land Company a corporation, is 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, he, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation.

Given under my hand and official seal, this the 7th day of April, 1970.

Martha B. Joiner
Notary Public

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