

State of Alabama

4274

JEFFERSON COUNTY; KNOW ALL MEN BY THESE PRESENTS

That in consideration of Four Thousand and No/100 (\$4,000.00) - - - - - DOLLARS to the undersigned grantors, James N. McKaig and wife, June K. McKaig,

in hand paid by Joseph Clay Lewellyn and wife, Edna Louise Lewellyn, as joint tenants with right of survivorship

the receipt whereof is acknowledged we the said James N. McKaig and wife, June K. McKaig,

do grant, bargain, sell and convey unto the said Joseph Clay Lewellyn and wife, Edna Louise Lewellyn, as joint tenants with right of survivorship

the following described real estate, situated in Shelby County, Alabama,

to-wit:

From the SE corner of the NE 1/4 of NE 1/4 of Section 22, Township 19 South, Range 2 West run northerly along the east boundary line of the said NE 1/4 of NE 1/4 of Section 22, Township 19 South, Range 2 West for 335.0 feet; thence turn an angle of 71 deg. 30 min. to the left and run northwesterly 417.19 feet to the point of beginning of the land herein described; thence continue northwesterly along last said course for 300.0 feet; thence turn an angle of 75 deg. 43 min. to the right and run northeasterly 264.23 feet; thence turn an angle of 90 deg. 40 min. to the right and run southeasterly 320.5 feet; thence turn an angle of 85 deg. 48 min. to the right and run southerly 77.5 feet to the point of curve to the right, said curve having the following characteristics: Delta angle of 24 deg. 45 min. radius being 658.66 feet and the length of curve being 284.52 feet; thence from said point of curve run southwesterly along the arc of said curve 258.4 feet to the point of beginning. This land being a part of the NE 1/4 of the NE 1/4 of Section 22, Township 19 South, Range 2 West, and being 2.1 acres, more or less.

Subject to taxes for the year 1970 and subsequent years.

TO HAVE AND TO HOLD, To the said Joseph Clay Lewellyn and wife, Edna Louise Lewellyn, their heirs and assigns forever.

And we do, for ourselves and for our heirs, executors and administrators, covenant with the said Joseph Clay Lewellyn and wife, Edna Louise Lewellyn, their heirs and assigns, that we are lawfully seized in fee simple of said premises; that they are free from all encumbrances;

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 Joseph Clay Lewellyn and wife, Edna Louise Lewellyn, their heirs and assigns forever, against the lawful claims of all persons.

In Witness Whereof, we have hereunto set our hands and seals this day of September, 1970.

WITNESSES:

James N. McKaig (Seal.)
June K. McKaig (Seal.)
(Seal.)
(Seal.)

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PAGE
203
BOOK

RETURN TO: J. C. Lewellyn
2352 Center Way South
Birmingham, Alabama 35205

James N. McKaig and wife,

June K. McKaig

TO

Joseph Clay Lewellyn, and wife,

Edna Louise Lewellyn as joint

tenants with right of survivorship

2352 Center Way & 13th Ave
WARRANTY DEED

STATE OF ALABAMA,
County.

145
4.80
\$45

Judge of Probate

LAWYERS TITLE INSURANCE
CORPORATION
Title Insurance
BIRMINGHAM, ALA.

DEED TAX \$
RECORD FEE \$
TOTAL \$

State of ALABAMA
JEFFERSON COUNTY

General Acknowledgment

I, _____, a Notary Public in and for said County, in said State,
hereby certify that James N. McKaig and wife, June K. McKaig,
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 _____ day of September A. D., 1970.

Dolores H. Cantrell
Notary Public.

STATE OF ALA. SHELBY CO.
CERTIFY THIS
INSTRUMENT WAS FILED
1970 SEP 15 PM 3:56
U.C.C. FILE NUMBER OR
REC. BK. & PAGE AS SHOWN ABOVE
Cancel by _____
JUDGE OF PROBATE