

The State of Alabama

JEFFERSON COUNTY

Know All Men by These Presents, That in consideration of ONE (\$1.00)

DOLLARS

to the undersigned grantor Morris A. Grainger, Jr. and wife, Barbara Bristow Grainger

in hand paid by Morris A. Grainger, Jr.

the receipt whereof is acknowledged , WE the said Morris A. Grainger, Jr. and wife,

do grant, bargain, sell and convey unto the said Morris A. Grainger, Jr.

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

This parcel of property described as follows: From the N.E. cor. of the S.W.¹/₄, of the N.E.¹/₄ of sec. 23 Tp. 19S, R, 2W, then run west along the North line of said ¹/₄, ¹/₄ for a distance of 561.74', then turn left an angle of 135 deg. 15' for a distance of 738.02' more or less to the North R.O.W. of Cahaba Valley Road, then turn right an angle of 91 deg. 28' running south westerly along said R.O.W. for a distance of 485.08' to a point of beginning, then turn right an angle of 102 deg. 19' 30" for a distance of 1646.63' more or less to the center of Valley Creek, then turn left an angle of 113 deg. 05' 30" for a distance of 18.47', then turn left an angle of 64 deg. 15' for a distance of 1663.88 more or less to the north R.O.W. of Cahaba Valley Road, then turn left an angle of 104 deg. 59' for a distance of 97.01' to point of beginning, this parcel located in the S.W.¹/₄, of the N.E.¹/₄, also in the N.W.¹/₄ of the N.E.¹/₄ of sec. 23, Tp. 19S, R 2W. containing 2 acres more or less. Shelby County Alabama.

To Have and to Hold unto the said Morris A. Grainger, Jr.

heirs and assigns forever.

And We do, for ourselves and for our heirs, executors and administrators, covenant with the said Morris A. Grainger, Jr., his 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 Morris A. Grainger, Jr. his heirs and assigns forever, against the lawful claims of all persons.

In Witness Whereof, we have hereunto set our hands and seals , this 12th day of October , 19 70

WITNESSES:

Robert E. [Signature]
Nancy M. [Signature]

Morris A. Grainger, Jr. (Seal.)
Barbara Bristow Grainger (Seal.)
Barbara B. Grainger (Seal.)
(Seal.)
(Seal.)

BOOK 264 PAGE 419

TO

3384 Foster Lane
Blount. Ala. 35226

Warranty Deed

THE STATE OF ALABAMA

County

I,

Judge of the Probate Court of said County, hereby certify that the foregoing conveyance was filed for registration in this office on the _____ day of _____, 19____, and was recorded

in Vol. _____ Records of Deeds,

Pages _____ on the

_____ days of _____, 19____.

Judge of Probate.

Recording Fee, \$ 14.50

State Tax \$ 14.50

THE STATE OF ALABAMA, }

JEFFERSON

County

I, Virginia L. Zunderhach

a NOTARY PUBLIC

in and for said County, in said State, hereby

certify that Morris A. Grainger, Jr. and Barbara Bristow Grainger 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 this conveyance, They executed the same voluntarily on the day the same bears date.

Given under my hand and seal, this 13th day of October

A. D. 1970

Virginia L. Zunderhach
Notary Public

Notary Public, Jefferson County, Ala.
My Commission Expires December 31, 1972
Bonded by Home Indemnity Co. of N. Y.

THE STATE OF ALABAMA, }

County

I,

a

in and for said County, in said State, hereby

certify that whose name signed to the foregoing conveyance, and who known to me, acknowledged before me on this day, that, being informed of the contents of this conveyance, executed the same voluntarily on the day the same bears date.

Given under my hand and seal, this _____ day of _____

Notary Public

STATE OF ALA. SHELBY CO.
NOTARY PUBLIC
THIS INSTRUMENT WAS FILED
OCT 17 1970
7:27
REC. CLERK
FILE NUMBER OR
INDEX AS SHOWN ABOVE

THE STATE OF ALABAMA, }

County

I,

a

in and for said County, in said State, hereby

certify that whose name signed to the foregoing conveyance, and who known to me, acknowledged before me on this day, that, being informed of the contents of this conveyance, executed the same voluntarily on the day the same bears date.

Given under my hand and seal, this _____ day of _____

A. D. 19

Notary Public