

This instrument was prepared by
(Name) WALLACE AND ELLIS

333

(Address) COLUMBIANA, ALABAMA

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 TWENTY-FIVE HUNDRED AND NO/100 (\$2500.00)

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we,
Clarence Weldon and wife, Jane Weldon

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

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

From the SE corner of SW $\frac{1}{4}$ of SW $\frac{1}{4}$ of Section 11, Township 18 South, Range 1 East, run Northerly along the East boundary line of said SW $\frac{1}{4}$ of SW $\frac{1}{4}$ of Sec. 11, Twp. 18 South, Range 1 East for 208.71 feet; thence turn an angle of 91 deg. 14' 15" to the left and run Westerly 417.42 feet; thence turn an angle of 53 deg. 33' to the right and run Northwesterly 241.34 feet to point of beginning of the land herein described; thence turn an angle of 90 deg. 30' to the left and run Southwesterly 145.57 feet; more or less, to point on the East right of way line of Alabama State Highway No. 25; thence turn an angle of 121 deg. 51' to the right and run Northwesterly along the East R.O.W. line of Ala. State Highway No. 25 for 160 feet; thence turn angle of 55 deg. 58' to the right and run Northeasterly 106.25 feet; thence turn an angle of 110 deg. 00' to the right and run Southeasterly 147.0 feet, more or less, to point of beginning. This land being part of SW $\frac{1}{4}$ of SW $\frac{1}{4}$ of Sec. 11, Township 18 South, Range 1 East, and being 0.443 acres, more or less.

Beginning at the NE corner of NE $\frac{1}{4}$ of NW $\frac{1}{4}$, Section 24, Twp. 18, Range 1 East; thence SW along Alabama Highway No. 25 right of way 975 feet to the starting point of the following tract of land which is hereby conveyed; thence SE at right angle to said Highway right of way 210 feet to a stake; thence SW 210 feet; thence NW 210 feet to the intersection of said Highway; thence Northeast along said Highway 210 feet to the starting point.

Also North $\frac{1}{2}$ of NW $\frac{1}{4}$ of Section 24, Township 18, Range 1 East.

These conveyances subject to Lien of Leeds Branch, 1st National Bank of Birmingham.

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 20 day of August, 1970.

STATE OF ALA. SHELBY CO.
I CERTIFY THIS INSTRUMENT WAS FILED
1970 OCT 26 PM
U.C.C. FILE NUMBER
REC. BK. & PAGE AS SHOWN ABOVE
JUDGE OF PROBATE

(Seal)

(Seal)

(Seal)

Clarence Weldon (Seal)
Jane Weldon (Seal)

STATE OF ALABAMA

SHELBY

COUNTY

General Acknowledgment

I, _____, a Notary Public in and for said County, in said State, hereby certify that Clarence Weldon and wife, Jane Weldon whose name s 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 20 day of Aug A. D., 1970.

E. B. Brasher
Notary Public.

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