

THIS INSTRUMENT PREPARED BY:

NAME: J.P. Graham
P.O. Box 371
ADDRESS: Palham, Alabama 35124

1680
19710209000005350 1/2 \$.00
Shelby Cnty Judge of Probate, AL
02/09/1971 12:00:00 AM FILED/CERT

WARRANTY DEED

Alabama Title Co., Inc.

State of Alabama

SHELBY COUNTY; KNOW ALL MEN BY THESE PRESENTS

That in consideration of Seven Thousand Seven Hundred Five & No/100----- DOLLARS

to the undersigned grantor John D. Camp and wife Helen Camp, Richard O. Ramer and
Wife Margaret Ramer, D/B/A Quality Builders

in hand paid by Charles E. Blackerby

the receipt whereof is acknowledged we the said Grantors

do grant, bargain, sell and convey unto the said Grantee

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

to-wit: Commence at the NE corner of the NE $\frac{1}{4}$ of SE $\frac{1}{4}$ of Section 34, Township 20 South, Range 3 West and run thence West along the North line of said quarter-quarter section a distance of 225 feet; thence turn an angle of 91 degrees, 13 minutes, 39 seconds to the left and run a distance of 100 feet to the point of beginning of the lot herin described; thence continue along the same course a distance of 100.0 feet; thence turn an angle of 88 degrees 46 minutes 21 seconds to the left and run a distance of 200.0 feet to a point on the West line of 12th Street N.W.; thence turn an angle of 91 degrees, 13 minutes, 39 seconds to the left and run along the West margin of said 12th Street N.W.; Parallel with the East line of said Quarter-quarter section, a distance of 100 feet to a point; thence turn an angle of 88 degrees, 46 minutes 21 seconds to the left and run parallel with the North line of said quarter-quarter section, a distance of 200 feet to the point of beginning.
Situating in Shelby County, Alabama. Mineral and Mining rights excepted.

Grantee assumes and agrees to pay that certain Mortgage with Jefferson Federal Savings and Loan, Birmingham, Alabama recorded Vol. 311 Page 560, principal balance being \$16,245.00 as part of the consideration.
TO HAVE AND TO HOLD, to the said Charles E. Blackerby, his

heirs and assigns forever.

And we do, for ourselves and for our heirs, executors and administrators, covenant with the said Charles E. Blackerby, his heirs and assigns, that we are lawfully seized in fee simple of said premises; that they are free from all encumbrances; except the above described Mortgage with Jefferson Federal Savings and Loan; 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 Charles N. Blackerby, his heirs and assigns forever, against the lawful claims of all persons.

In Witness Whereof, we have hereunto set our hand and seal
this 27th day of AUGUST, 1970.

WITNESSES.

189
BOOK 233 PAGE
John D. Camp (Seal.)
Helen Camp (Seal.)
Richard O. Ramer (Seal.)
Margaret Ramer (Seal.)

Return To:

TO

Chas. Blackberry
DeBar 722 Clearwater

WARRANTY DEED

STATE OF ALABAMA,

County.

800-1-45-32



19710209000005350 2/2 \$.00
Shelby Cnty Judge of Probate, AL
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Judge of Probate

This form furnished by
ALABAMA TITLE COMPANY, INC.

Agents for

LOUISVILLE TITLE INSURANCE CO.

615 No. 21st Street Birmingham, Alabama

State of ALABAMA
SHELBY COUNTY

General Acknowledgment

I, J.P. Graham, a Notary Public in and for said County, in said State, hereby certify that John D. Camp, Helen Camp, Richard O. Ramer, Margaret Ramer 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 27th day of August AD., 1970

J.P. Graham
J.P. Graham Notary Public.
My Commission expires 2-24-71

State of
COUNTY

General Acknowledgment

I, hereby certify that, a Notary Public in and for said County, in said State, 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 the conveyance executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this day of

STATE OF ALABAMA
SHELBY COUNTY
JUDGE OF PROBATE
1971 FEB - 9 10:10
REC. BK. & PAGE ASSCHD. IN ABO
U.C.C. FILE
Notary Public
Conrad

State of
COUNTY

Separate (and General) Acknowledgment by Wife

I, a Notary Public in and for said County, in said State, hereby certify that on the date hereof, came before me the within named who is known to me to be the wife of the within named who, being examined separate and apart from the husband, touching her signature to the within conveyance, acknowledged before me on this day that being informed of the contents of the conveyance, she signed the same voluntarily and of her own free will and accord, and without fear, constraints, or threats on the part of the husband.

Given under my hand and official seal this day of , 19

Notary Public

061
PAGE
202
BOOK