

This instrument was prepared by
(Name) Karl C. Harrison

(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 Sixteen Thousand Five Hundred and no/100 Dollars -----

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, R. L. Johnson and wife, Haynie Johnson, Lyndal J. Cline and husband, L. E. Cline, and Addie J. Smith and husband, Theron Smith

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

THE FIRST BANK OF ALABASTER

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

From the Southeast corner of the SW $\frac{1}{4}$ of SW $\frac{1}{4}$ of Section 31, Township 19 South, Range 2 West; thence run west along the south line of said $\frac{1}{4}$ - $\frac{1}{4}$ section for a distance of 144.8 ft.; thence turn right an angle of 95 deg. 56 min. 20 sec. running northeast along east edge of paving of U. S. Highway No. 31 for a distance of 596.72 ft.; thence turn right an angle of 89 deg. 49 min. running easterly for a distance of 60.0 ft. to the intersection of East right-of-way of U. S. Highway No. 31, and the north right-of-way Cahaba Valley Road, to the point of beginning; thence continue east along same course for a distance of 76.6 ft.; thence turn left an angle of 3 deg. 15 min. running East along north right-of-way of said road for a distance of 133.4 ft.; thence turn left an angle of 86 deg. 34 min. running Northerly for a distance of 262.5 ft.; thence turn left an angle of 92 deg. 21 min. running Westerly for a distance of 210.0 ft.; thence turn left an angle of 87 deg. 39 min. running South along East right-of-way of U. S. Highway No. 31 for a distance of 262.5 ft. to point of beginning. Containing 1.25 acres, more or less, and being located in the SW $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 31, Township 19 South, Range 2 West, Shelby County, Alabama.

19710211000005760 1/2 \$.00
Shelby Cnty Judge of Probate, AL
02/11/1971 12:00:00 AM FILED/CERT

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 13th day of January, 19 71.

R. L. Johnson (Seal)
Lyndal J. Cline (Seal)
Addie J. Smith (Seal)

Haynie Johnson (Seal)
L. E. Cline (Seal)
Theron Smith (Seal)

STATE OF ALABAMA

Alabama

COUNTY

General Acknowledgment

I, Karl C. Harrison, a Notary Public in and for said County, in said State, hereby certify that R. L. Johnson and wife, Haynie Johnson, whose name & 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 13th day of January, A. D., 19 71.

See other side for other acknowledgments

Notary Public.

STATE OF ALABAMA
SHELBY COUNTY

I, Mark Harrison, a Notary Public in and for said County, in said State, hereby certify that Lyndal J. Cline and husband, L. E. Cline, 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 13th day of January, 1971.

Mark Harrison
Notary Public

STATE OF ALABAMA
SHELBY COUNTY

I, Mark Harrison, a Notary Public in and for said County, in said State, hereby certify that Addie J. Smith and husband, Theron Smith, 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 13th day of January, 1971.

Mark Harrison
Notary Public



19710211000005760 2/2 \$.00
Shelby Cnty Judge of Probate, AL
02/11/1971 12:00:00 AM FILED/CERT

STATE OF ALA. SHELBY CO.
RECORDS & CLERK
RECEIVED
JAN 16 1971
1:52 PM
U.C. FILE NUMBER 03
REC. BK. & PAGE AS SHOWN ABOVE
Judge of Probate

RETURN TO:

BOOK 200 PAGE 245

TO

WARRANTY DEED

STATE OF ALABAMA,
County.

Judge of Probate

LAWYERS TITLE INSURANCE
CORPORATION
Title Insurance
BIRMINGHAM, ALA.

DEED TAX \$ 16.50
RECORD FEE \$ 1.45
TOTAL \$ 17.95