

This instrument was prepared by
(Name) Frank W. Donaldson

(Address) Helena, 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 One Hundred (\$100.00) Dollars, and other valuable consideration, including execution of purchase money mortgage of even date herewith in the sum of \$1500.00, bearing interest of 5% and payable 12/31/71, to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we,

Grace A. Bishop and husband, Quin W. Bishop

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

Charles Thomas Clardy and wife, Mary L. Clardy

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

Beginning at a point located as follows: From the S.W. corner of S.E. 1/4 of N.E. 1/4 of Section 29, Township 19 South, Range 2 West, run east along the south line of S.E. 1/4 of N.E. 1/4 for a distance of 356.13 feet; thence turn an angle to the left of 91 degrees 25' 15" and run a distance of 657.32 feet to a "Point of Beginning"; at said "Point of Beginning" turn an angle to the right of 91 degrees 23' 15" and run a distance of 306.05 feet; thence turn an angle to the left of 91 degrees 23' 30" and run a distance of 328.67 feet; thence turn an angle to the left of 88 degrees 36' 15" and run a distance of 306.0 feet; thence turn an angle to the left of 91 degrees 23' and run a distance of 328.66 feet to the "Point of Beginning."

Mineral and mining rights excepted.

Subject to existing zoning laws and rules.

Subject to restrictions recorded in the Office of the Judge of Probate of Shelby County, Alabama in Deed Volume 261, pages 831-4.

1971 Taxes excepted.

19710226000007480 1/1 \$.00
Shelby Cnty Judge of Probate, AL
02/26/1971 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 17 day of February, 1971.

(Seal)

Grace A. Bishop (Seal)
Grace A. Bishop
Quin W. Bishop (Seal)
Quin W. Bishop

(Seal)

(Seal)

STATE OF ALABAMA

Shelby COUNTY

General Acknowledgment

Oscar Harris, a Notary Public in and for said County, in said State, hereby certify that Grace A. Bishop and husband, Quin W. Bishop, 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 17 day of February, A. D., 1971.

Oscar Harris
Notary Public.