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Shelby Cnty Judge of Probate, AL
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This instrument was prepared by

(Name)..... Douglas Corretti
Corretti, Newsom, Rogers & May
(Address)..... 529 Frank Nelson Building
Birmingham, Alabama

Form 1-1-6 Rev. 1-66

CORPORATION FORM WARRANTY DEED—LAWYERS TITLE INS. CORP., BIRMINGHAM, ALABAMA

STATE OF ALABAMA

COUNTY OF

SHELBY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One and no/100 - - - - - DOLLARS,

to the undersigned grantor, Duncan & Gilliam Construction Company, Inc. a corporation,
in hand paid by Sepco, Inc.

the receipt of which is hereby acknowledged, the said
Duncan & Gilliam Construction Company, Inc.

does by these presents, grant, bargain, sell and convey unto the said
Sepco, Inc.

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

A parcel of land located in the SE $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 12, Township 20 South, Range 3 West, more particularly described as a strip of land thirty feet wide evenly off the east side of that part of the Southeast quarter of Northwest quarter of said Section 12 lying south of the dirt road leading from said old Birmingham-Montgomery Highway (not now in use) to Cahaba Valley Creek and lying north of the eleven acre tract described in deed from Coy M. Cooper, as Trustee, to Bishop Creek Park, Inc., recorded in the Probate Office of Shelby County, Alabama, in deed book 241, page 88, and lying west of and abutting the center line of said old Birmingham-Montgomery Highway, containing one half acre, more or less, ALSO the north one acre of the south 11 acres of that part of the South half of the Northwest quarter of Section 12, Township 20 South of Range 3 West, lying east of the center line of Cahaba Valley Creek (Bishop Creek) and west of the center line of the old Birmingham-Montgomery Highway, being the old highway not now in use, referred to in deed from Coy M. Cooper, as Trustee to Southeastern Products Corporation, dated February 11, 1966, and recorded in the Probate Office of Shelby County, Alabama, in deed book 240, at page 653, the intent being to convey all interest in the SE $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 12, Township 20 South, Range 3 West except a 40 ft. wide strip of land lying east of the west line of said $\frac{1}{4}$ - $\frac{1}{4}$ section and bounded on the north by Cahaba Valley Creek and bounded on the south by the south line of said $\frac{1}{4}$ - $\frac{1}{4}$ section.

TO HAVE AND TO HOLD, To the said

Sepco, Inc., its successors

and assigns forever.

And said Duncan & Gilliam Construction Company, Inc., does for itself, its successors and assigns, covenant with said

Sepco, Inc., its successors

and assigns, that it is lawfully seized in fee simple of said premises, that they are free from all encumbrances, that it has a good right to sell and convey the same as aforesaid, and that it will, and its successors and assigns shall, warrant and defend the same to the said

Sepco, Inc., its successors

and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said Duncan & Gilliam Construction Company, Inc. by its

President, S.C. Duncan

has hereto set its signature and seal, this the 28th day of February, 1971.

ATTEST:

DUNCAN & GILLIAM CONSTRUCTION COMPANY, INC.

By

S.C. Duncan
President

STATE OF

ALABAMA

COUNTY OF

JEFFERSON

I, the undersigned S.C. Duncan a Notary Public in and for said County, in said State, hereby certify that whose name as President of Duncan & Gilliam Construction Company, Inc. a corporation, is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day that, being informed of the contents of the conveyance, he, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation.

Given under my hand and official seal, this the 28th day of February, 1971.

Dylan Conuth
Notary Public

My Commission Expires February 15, 1973