

STATE OF ALABAMA)
SHELBY COUNTY)

19710507000018190 1/2 \$.00
Shelby Cnty Judge of Probate, AL
05/07/1971 12:00:00 AM FILED/CERT

2406
KNOW ALL MEN BY THESE PRESENTS that for and in consideration of One Hundred Dollars (\$100.00) and other good and valuable considerations to the undersigned Grantors, Myra Browne Koenig, a widow, and Elizabeth Browne, a single woman, in hand paid by Howard Holcombe, the receipt whereof is acknowledged, the said Myra Browne Koenig and Elizabeth Browne do hereby grant, bargain, sell and convey unto the said Howard Holcombe the following described real estate situated in Shelby County, Alabama, to-wit:

An undivided four-fifths interest in the following property:

Part of the NW 1/4 of NE 1/4 and NE 1/4 of NW 1/4 of Section 26, Township 21 South, Range 1 West, Shelby County, Alabama, more particularly described as follows:

Commence at the northwest corner of the NW $\frac{1}{4}$ of NE $\frac{1}{4}$ of Section 26, Township 21 South, Range 1 West, Shelby County, Alabama, run thence southerly along the west boundary of said quarter-quarter section for a distance of 785.60 feet to a point on the southeast boundary of right-of-way of Highway No. 25 (Columbiana By-Pass), said point being the point of beginning of the property here described; thence turn an angle of 25°55' to the right and along said boundary of said right-of-way for a distance of 38.35 feet; thence turn an angle of 114°49' to the left for a distance of 358.03 feet; thence turn an angle of 53°02' to the left for a distance of 72.32 feet; thence turn an angle of 50°20' to the left for a distance of 227.81 feet to the southeast corner of the Columbiana Housing Authority lot; thence turn an angle of 39°40' to the left and along the southwest boundary of said lot for a distance of 204.0 feet to a point on the southeast boundary of right-of-way of said Highway No. 25 (Columbiana By-Pass); thence turn an angle of 102°09' to the left and along said boundary of said right-of-way for a distance of 404.65 feet to the point of beginning; subject to any and all existing public roads and to any and all existing rights-of-way, easements, restrictions and encroachments.

TO HAVE AND TO HOLD to the said Howard Holcombe, his heirs and assigns forever.

And the said Myra Browne Koenig and Elizabeth Browne do for themselves and for their heirs, executors and administrators, covenant with the said Howard Holcombe, his heirs and assigns, that they are lawfully seized in fee simple of said premises; that they are free from all encumbrances except as aforesaid; that they have a good right to sell and convey the same; and that they will, and their heirs, executors and administrators shall, warrant and defend the same to the said Howard Holcombe, his heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF we have hereunto set our hands and seals, this 2 day

of June, 1969.

Myra Browne Koenig (Seal)
Myra Browne Koenig

Elizabeth Browne (Seal)
Elizabeth Browne

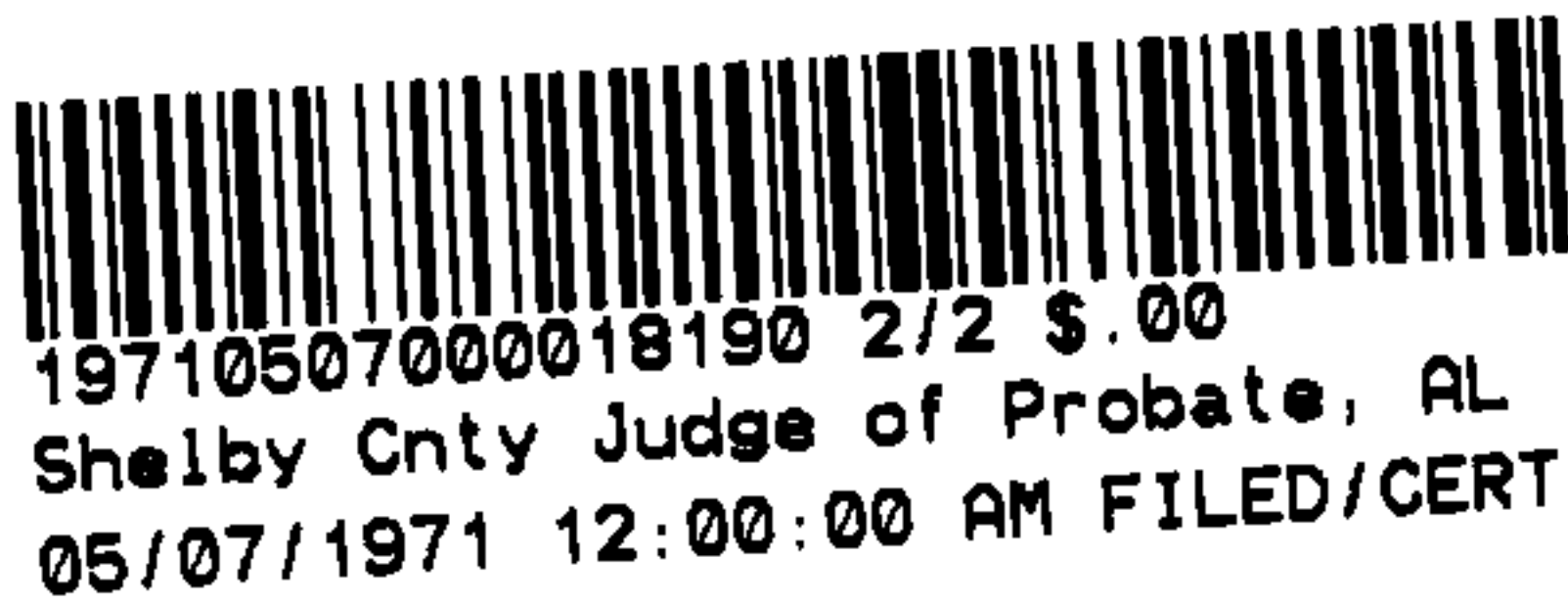
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BOOK 287

STATE OF ALABAMA)
JEFFERSON COUNTY)

I, Ruth LaBelle Coen, a Notary Public in and for said County in said State, hereby certify that Myra Browne Koenig, a widow, whose name 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 this conveyance, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this 2nd day of June, 1969.

Ruth LaBelle Coen
Notary Public



STATE OF ALA. SHELBY CO.
CERTIFY THIS
INSTRUMENT WAS FILED
157 MAY -6 PM 2:58
UCC FILE NUMBER OR
REC. BK. & PAGE AS SHOWN ABOVE
Clerk of Probate
JUDG. OF PROBATE

STATE OF FLORIDA)
COUNTY OF HILLSBOROUGH)

I, Annie Mary Hand, a Notary Public in and for said County in said State, hereby certify that Elizabeth Browne, a single woman, whose name 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 this conveyance, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this 19th day of May, 1969.

Annie Mary Hand
Notary Public

NOTARY PUBLIC, STATE of FLORIDA at LARGE
MY COMMISSION EXPIRES NOV. 2, 1969
BONDED THROUGH FRED W. DIESTELHORST