

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 Two Hundred and no/100 Dollars -----
and other good and valuable consideration

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I
or we,

Howard R. Mooney, Sr. and wife, Iris E. Mooney

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

Aaron Douglas Sellers

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

Commence at the Northeast corner of the North half of the NE $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Section 14,
Township 21 South, Range 1 West; run thence in a Westerly direction along the North
line of said North half of the Northeast Quarter of Northeast Quarter of Section 14,
Township 21 South, Range 1 West for a distance of 126.42 feet to it's intersection with
the Northeasterly right-of-way line of a County Road; thence turn an angle to the left
of 43 deg. 06 min. 26 sec. (said angle being measured from last described course to the
chord of the following course, said course being situated on a curve, said curve having
a central angle of 14 deg. 01 min. and a radius of 613 feet); thence run along the arc
of said curve to the right in a Southeasterly direction for a distance of 149.96 feet;
thence turn an angle to the left of 114 deg. 47 min. 34 sec. (said angle being measured
from the chord of last described course to the following course) and run in a South-
easterly direction for a distance of 126.60 feet; thence turn an angle to the left of
22 deg. 06 min. and run in an Easterly direction for a distance of 125 feet to it's
intersection with the East line of Section 14, Township 21 South, Range 1 West; thence
turn an angle to the left of 92 deg. 33 min. and run in a Northerly direction along the
East line of said Section for a distance of 150 feet to the point of beginning.



19710810000032850 1/1 \$.00
Shelby Cnty Judge of Probate, AL
08/10/1971 12:00:00 AM FILED/CERT

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
1971 AUG 10 PM 4:02
U.C.C. FILE NUMBER OR
REC. BK. & PAGE AS SHOWN ABOVE
Conrad H. Johnson
JUDGE OF PROBATE

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 24th
day of July, 1971.

(Seal)

Howard R. Mooney Sr. (Seal)
Howard R. Mooney, Sr.

(Seal)

Iris E. Mooney (Seal)
Iris E. Mooney

(Seal)

(Seal)

STATE OF ALABAMA

Shelby COUNTY

General Acknowledgment

I, Martha B. Garner, a Notary Public in and for said County, in said State,
hereby certify that Howard R. Mooney, Sr. and wife, Iris E. Mooney
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 24th day of July, A. D., 1971.

Martha B. Garner
Notary Public.