

This instrument was prepared by

(Name).....WALLACE & ELLIS, Attorneys

(Address).....Columbiana, Alabama 35051

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 THREE THOUSAND, SEVEN HUNDRED, FIFTY 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,

W. A. Henke and wife, Ola Henke

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

Mary Etta Powell

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

Lot No. 52 in Lacoosa Estates as shown on plat recorded in the Probate Office of Shelby County, Alabama, in Map Book 5, page 35.

Off
Subject to Restrictions recorded in said Probate Office in Deed Book 254, page 16.

SUBJECT ALSO TO: Rights of Alabama Power Company acquired in condemnation procedure in 1912 as shown by proceedings in Final Record 7, page 1 in Probate Office of Shelby County, Alabama, and agreement entered into between L. D. Hand and wife and Alabama Power Co. as shown in Deed Book 48, page 565 and in instruments shown in Deed Book 48, page 337 and in Deed Book 57, page 102; permit to Alabama Power Company shown in Deed Book 167, page 107, in Probate Office; Right of way to Shelby County recorded in Deed Book 227, page 154 in said Probate Office; Contract to Alabama Power Company recorded in Deed Book 242, page 378, 379, and 380; Instrument recorded in Deed Book 248, page 117, in said Probate Office.



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Shelby Cnty Judge of Probate, AL
08/24/1971 12:00:00 AM FILED/CERT

U.C. FILE NUMBER OR
REC. BK. & PAGE AS SHOWN ABOVE
Conrad M. Brasher
JUDGE OF PROBATE

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
1971 AUG 24 PM 12:35

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 August day of 1971.

(Seal)

(Seal)

(Seal)

W. A. Henke

(W. A. Henke)

(Ola Henke)

Ola Henke

(Seal)

(Seal)

(Seal)

STATE OF ALABAMA

SHELBY

COUNTY

General Acknowledgment

the undersigned

hereby certify that W. A. Henke and wife, Ola Henke, a Notary Public in and for said County, in said State,

whose name s 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 August day of 1971 A. D.

Nancy L. Brasher

Notary Public.