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Shelby Cnty Judge of Probate, AL  
09/20/1971 12:00:00 AM FILED/CERT

4999

STATE OF ALABAMA )  
SHELBY COUNTY )

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS: that in consideration of Five Thousand and No/100 (\$5,000.00) Dollars to the undersigned grantors, in hand paid by the grantee herein, the receipt whereof is acknowledged, we, Troy R. Hawkins and Naomi H. Hawkins, grant, bargain, sell and convey unto B. T Kimbrough, the following described real estate, situated in Shelby County, Alabama, to-wit:

Commence at the Southwest Corner of the Southwest One-Fourth of the Southeast One-Fourth of Section 28, Township 19 South, Range 2 East, Shelby County, Alabama, with a front site along the South Boundary of said quarter-quarter section turn an angle of 54 degrees 59' to the left and proceed North 33 degrees 45' East for a distance of 760.58 feet to the point of beginning at the Southeast intersection of Highway No. 25 and U. S. Highway No. 280. From this beginning point turn an angle of 1 degree 27' to the left and proceed North 32 degrees 18' East along the Easterly right-of-way line of Highway No. 25 for a distance of 260.1 feet; thence turn an angle of 78 degrees 32' to the right and proceed South 69 degrees 10' East for a distance of 130.1 feet; thence turn an angle of 104 degrees 14' to the right and proceed South 35 degrees 04' West for a distance of 110.45 feet; thence turn an angle of 8 degrees 10' to the right and proceed South 43 degrees 14' West for a distance of 156.1 feet to a point on the Northerly right-of-way line of said U. S. Highway no. 280; thence proceed Northwesterly along the Northerly right-of-way line of said highway for a distance of 96.5 feet to the point of beginning.

The above-described land is located in the Southwest One-Fourth of the Southeast One-Fourth of Section 28, Township 19 South, Range 2 East, Shelby County, Alabama, and contains 1.5 acres.

Commence at the Southeast corner of Section 28, Township 19 South, Range 2 East, Shelby County, Alabama, thence proceed West along the South boundary of said section for a distance of 1778.67 feet; thence turn an angle of 100 degrees 25' to the right and proceed N 9 degrees 39' E for a distance of 407.9 feet to a point on the North right-of-way line of U.S. 280 Highway and the point of beginning. From this beginning point turn an angle of 17 degrees 21' to the right and proceed No. 27 degrees 07' East for a distance of 171.5 feet; thence turn an angle of 91 degrees 40' to the left and proceed N 63 degrees 57' W for a distance of 249.6 ft; thence turn an angle of 85 degrees 27' to the left and proceed S 30 degrees 36' W for a distance of 171.5 feet to a point on the north right-of-way line of said highway; thence proceed Southeasterly along the north right-of-way line of said highway for a distance of 258.62 feet to the point of beginning.



The above described land is located in the Southwest one-fourth of the Southeast one-fourth of Section 28, Township 19 South, Range 2 East, Shelby County, Alabama, and contains 1.0 acres.

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

And we do for ourselves and for our heirs, executors, and administrators covenant with the said Grantee, his heirs and assigns, that we are lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that we have a good right to sell and convey the same as aforesaid; that we will and our heirs, executors and administrators shall warrant and defend the same to the said Grantee, his heirs, and assigns forever.

IN WITNESS WHEREOF, we have hereunto set our hands and seals this the 24<sup>th</sup> day of July, 1971.

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Troy R. Hawkins  
Troy R. Hawkins

Naomi H. Hawkins  
Naomi H. Hawkins

State of Alabama )

County of Jefferson )

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Troy R. Hawkins and wife, Naomi H. Hawkins, 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 24<sup>th</sup> day of July, 1971.

Linda H. Ragan  
Notary Public

STATE OF ALABAMA  
CLERK OF THE COURT  
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1971 SEP 20 AM 11:04  
U.D.C. FILE NUMBER OR  
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