

THIS INSTRUMENT PREPARED BY:

NAME: Jack H. Harrison
620 North 22nd Street
ADDRESS: Birmingham, Alabama 35203
WARRANTY DEED (Without Survivorship)

State of Alabama

Shelby

COUNTY

Know All Men By These Presents,

That in consideration of Twenty-five thousand and no/100 -----(\$25,000.00)--- DOLLARS
to the undersigned grantor s, James H. Rogers and wife, Effie C. Rogers,
in hand paid by Joseph E. Sandner, Jr.

the receipt whereof is acknowledged we the said James H. Rogers and wife,
Effie C. Rogers,
do grant, bargain, sell and convey unto the said Joseph E. Sandner, Jr.

the following described real estate, situated in Shelby County, Alabama,

to-wit:

Commence at the Southwest corner of the NW1/4 of the NE1/4 of Section 35, Township 20 South, Range 3 West, Shelby County, Alabama; thence run in a northerly direction along the West line of said quarter-quarter section a distance of 51.72 feet to the point of beginning; thence continue on last described course a distance of 545.00 feet to its intersection with the south right of way line of the Alabaster Industrial Road; thence 91° 05' to the right and run in an easterly direction along the south line of said Alabaster Industrial Road right of way a distance of 400.00 feet; thence 88° 55' angle to the right and run in a southerly direction of 545.00 feet; thence 91° 05' to the right and run in a westerly direction a distance of 400.00 feet to the point of beginning.

Being the same property conveyed by Alabaster Industrial Development Corporation to James H. Rogers by deed dated March 12, 1969, and filed March 19, 1969, at 9:39 o'clock A. M. and recorded in Deed Book 257, page 217 in Probate Office of Shelby County, Alabama.

Property conveyed subject to taxes due in the year 1972, a lien but not yet payable.

TO HAVE AND TO HOLD, To the said Joseph E. Sandner, Jr., his
heirs and assigns forever.

And We do, for ourselves and for our heirs, executors and administrators, covenant
with the said Joseph E. Sandner, Jr., his
heirs and assigns, that we are lawfully seized in fee simple of said premises; that they are free from all
encumbrances;

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 Joseph E. Sandner, Jr., his
heirs and assigns forever, against the lawful claims of all persons.

In Witness Whereof, we have hereunto set our hands and seals

this 16 day of December 19 71 .

WITNESSES

[Signature]

[Signature]
James H. Rogers
[Signature]
Effie C. Rogers



LEAVENS, SUMMERS, LAMBERT & CO.
620 North Second Street
BIRMINGHAM, ALABAMA 35202

WARRANTY DEED
(WITHOUT SURVIVORSHIP)

STATE OF ALABAMA,
County.

This form furnished by
ALABAMA TITLE COMPANY, INC.
Agents for

LOUISVILLE TITLE INSURANCE CO.

615 No. 21st Street

Birmingham, Alabama 35203

25.00
2.15

Judge of Probate

LOUISVILLE TITLE INSURANCE
COMPANY

P.O. BOX 1865 LOUISVILLE, KENTUCKY 40201



19711221000054130 2/2 \$.00
Shelby Cnty Judge of Probate, AL
12/21/1971 12:00:00 AM FILED/CERT

State of Alabama

General Acknowledgment

~~Jefferson~~ MOBILE COUNTY

I, Lambert Robert the undersigned, a Notary Public in and for said County, in said State, hereby certify that James H. Rogers and wife, whose name ~~R. Rogers~~ is signed to the foregoing conveyance, and who ~~are~~ is known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance they heexecuted the same voluntarily on the day the same bears date.

Given under my hand and official seal this 16th day of December A. D., 19 71

LAMBERT ROBERTS
My Commission Expires January 13, 1972

Notary Public

State of ALABAMA

General Acknowledgment

MOBILE COUNTY

I, Lambert Roberts, a Notary Public in and for said County, in said State, hereby certify that Effie C. Rogers 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 the conveyance she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 16th day of December A. D., 19 71

LAMBERT ROBERTS
My Commission Expires January 13, 1972

Notary Public

State of

Corporation Acknowledgment

COUNTY

I, hereby certify that whose name as of 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, this the day of

Notary Public

STATE OF ALA. SHELBY COUNTY
I CERTIFY THIS INSTRUMENT WAS FILED
1971 DEC 21 AM 10:00
REC. BK. & PAGE AS SHOWN ABOVE
U.C.C. FILE NUMBER
Clerk of Probate
Shelby County, Alabama

574
PAID
1
251
BOOK