

This instrument was prepared by

(Name) Karl C. Harrison

7331

(Address) Columbiana, Alabama

Form 1-1-27 Rev. 1-66

WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama



19720214000007660 1/1 \$.00
Shelby Cnty Judge of Probate, AL
02/14/1972 12:00:00 AM FILED/CERT

STATE OF ALABAMA

SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Eight Hundred 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,

Ruby Jackson, a widow

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

James D. Haynes, Ray E. Haynes and Marlin E. Haynes

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

A lot in Shelby Springs in the southwest corner of SE $\frac{1}{4}$ of NE $\frac{1}{4}$, Section 12 Township 22, Range 2 West described as commencing at the northeast corner of Henry Jackson lot on south side of Calera-Columbiana Road; thence east along south side of said road 105 feet; thence south to Southern Railroad right-of-way; thence west along north side of right-of-way to Henry and Paul Jackson's lot; thence north to beginning;

Also one acre lot in the southwest corner of SE $\frac{1}{4}$ of NE $\frac{1}{4}$, Section 12, Township 22, Range 2 West, bounded on north by Calera-Columbiana road; east by Luck Jackson lot; south by Southern Railroad right-of-way; west by Stonecypher;

This being the same property conveyed in Deed Book 203 page 291 in the Probate Office of Shelby County, Alabama as shown by deed dated August 11, 1959.

It is the intention of the grantor to convey all property which she owns on Alabama Highway 25 whether the same is correctly described herein or not.

REC. BY & FILED AS SHOWN ABOVE
U.C.C. FILE NUMBER FOR THIS INSTRUMENT WAS FILED
1972 FEB 14 PM 1:41
STATE OF ALABAMA SHELBY CO. 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, I have hereunto set my hands(s) and seal(s), this 10th day of February, 1972.

BOOK 272 PAGE 535

..... (Seal)
..... (Seal)
..... (Seal)

Ruby Jackson (Seal)
Ruby Jackson

STATE OF ALABAMA
Shelby COUNTY

General Acknowledgment

I, *Martha B. Joiner*, a Notary Public in and for said County, in said State, hereby certify that *Ruby Jackson, 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 the conveyance she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 10th day of February, A. D., 1972.

Martha B. Joiner
Notary Public.