

## THE STATE OF ALABAMA

Shelby County

Know All Men by These Presents, That in consideration of

Five hundred dollars and other valuable considerations DOLLARS

Karl Nickerson, Executor of the Estate of K.B. Nickerson, Deceased,  
to the undersigned grantor Karl Nickerson and wife, Claire Nickerson, Paul Nickerson and  
wife, Rachel Nickerson, and Lois S. Nickerson, a widow

in hand paid by Waymon S. Rutherford and William H. Ulmer

the receipt whereof is acknowledged we the said Karl Nickerson, Executor of the  
Estate of K.B. Nickerson, Deceased, Karl Nickerson and wife, Claire Nickerson,  
Paul Nickerson and wife, Rachel Nickerson, and Lois S. Nickerson, a widow

do grant, bargain, sell and convey unto the said

Waymon S. Rutherford and William H. Ulmer

the following described real estate, to-wit:

From the Northeast corner of Section 2, Township 21 South, Range 3 West, run west along the North boundary line of Sec. 2, Tp. 21 S., R. 3 W. for 764.57 feet, more or less, to a point on the West Right of Way Line of U.S. 31 Highway for the point of beginning of the land herein described and conveyed; Thence continue west along the North boundary line of Sec. 2, Tp. 21 S., R. 3 W. for 100.94 feet, more or less, to a point on the East Right of Way line of the Louisville & Nashville R.R.; Thence turn an angle of 83 degrees, 28 Minutes to the left and run Southerly along the East R.O.W. line of the said L. & N. R.R. for 61.03 feet, more or less; Thence turn an angle of 88 degrees 02 1/2 Minutes to the left and run Easterly 98.13 feet, more or less, to a point on the West R.O.W. line of the U.S. 31 Highway; Thence turn an angle of 90 degrees 17 1/2 minutes to the left and run Northerly along the West R.O.W. line of U.S. 31 Highway for 75.90 feet, more or less, to the point of beginning, and the Building situated thereon.

This land being a part of the NE 1/4 of the NE 1/4 of Section 2, Township 21 South, Range 3 West, Alabaster, Alabama, Shelby County, Alabama.



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Shelby Cnty Judge of Probate, AL  
03/21/1972 12:00:00 AM FILED/CERT

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situated in Shelby County, Alabama.

To Have and to Hold, To the said

Waymon S. Rutherford and William H. Ulmer

heirs and assigns forever.

And we do, for ourselves and for our heirs, executors and administrators, covenant with the said Waymon S. Rutherford and William H. Ulmer

heirs and assigns, that we are lawfully seized in fee simple of said premises;

that they are free from all incumbrances; that we have a good right to

sell and convey the same as aforesaid; that we will, and for our heirs, executors

and administrators shall, warrant and defend the same to the said

Waymon S. Rutherford and William H. Ulmer

heirs and assigns forever, against the lawful claims of all persons.

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

2 day of March, 1972

WITNESSES:

Karl Nickerson (Seal.)  
(Karl Nickerson, Executor)

Karl Nickerson (Seal.)  
(Karl Nickerson)

Claire Nickerson (Seal.)  
(Claire Nickerson)

Paul Nickerson (Seal.)  
(Paul Nickerson)

Rachel Nickerson (Seal.)  
(Rachel Nickerson)

Lois S. Nickerson (Seal.)  
(Lois S. Nickerson)



19720321000015110 2/4 \$ .00  
Shelby Cnty Judge of Probate, AL  
03/21/1972 12:00:00 AM FILED/CERT

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THE STATE OF ALABAMA

Tallapoosa County

I, Launa S Chappell

a A Notary Public in and for said County, in said State,

hereby certify that Karl Nickerson, Executor of the Estate of K.B. Nickerson, Deceased

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 this conveyance, he, in his  
capacity as such

Executor, has executed the same voluntarily on the day the same bears date.

Given under my hand this 17 day of November, A. D. 1971

Launa S Chappell  
A Notary Public

THE STATE OF ALABAMA

County

I, \_\_\_\_\_

a \_\_\_\_\_ in and for said County, in said State, hereby certify that

\_\_\_\_\_ subscribing witness to the foregoing conveyance, known

to me, appeared before me this day, and being sworn, stated that \_\_\_\_\_

\_\_\_\_\_ the grantor \_\_\_\_\_ voluntarily

executed the same in \_\_\_\_\_ presence and in the presence of the other subscribing witness, on the day the

same bears date; that \_\_\_\_\_ attested the same in the presence of the grantor, and of the other

witness, and that such other witness subscribed \_\_\_\_\_ name as a witness in \_\_\_\_\_ presence.

Given under my hand this the \_\_\_\_\_ day of \_\_\_\_\_, A. D. 19 \_\_\_\_\_

THE STATE OF ALABAMA

County

I, \_\_\_\_\_

a \_\_\_\_\_ in and for said County, in said State, hereby certify that

on the \_\_\_\_\_ day of \_\_\_\_\_, 19 \_\_\_\_\_, came before me the within named

\_\_\_\_\_ known to me (or made known to me) to be the wife of the

within named \_\_\_\_\_ who, being examined separate

and apart from the husband touching her signature to the within \_\_\_\_\_ acknowledged that she

signed the same of her own free will and accord, without fear, constraint or threats on the part of the husband.

In Witness Whereof, I hereunto set my hand this \_\_\_\_\_ day of

\_\_\_\_\_, A. D. 19 \_\_\_\_\_



The State of Alabama } I, Launa S Chappell,  
Talladega County  
a Notary Public in and for said County, in said State, hereby certify that  
Karl Nickerson and wife, Claire Nickerson, 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 this conveyance, they have executed  
the same voluntarily on the day the same bears date.

Given under my hand this 17 day of November, A.D. 1971

Launa S Chappell  
A Notary Public

Estate of K.B. Nickerson	
TO	
Waymon S. Rutherford	and
William H. Ulmer	Abstracter
Warranty Deed	
The State of Alabama	
County	
I, Judge of the Probate Court of said County, hereby certify that the foregoing conveyance was filed for registration in this office on the	
day of	19
and was recorded	
in Vol.	Record of Deeds, Pages
on the day of	
19	
Given under my hand at office, this	
day of	19
1.75 Judge of Probate.	
Record Fee, \$ 2.25	

The State of Alabama } I, Launa S Chappell,  
Talladega County  
a Notary Public in and for said County, in said State, hereby certify that  
Paul Nickerson and wife, Rachel Nickerson, 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 this conveyance, they have executed  
the same voluntarily on the day the same bears date.

Given under my hand this 17 day of November, A.D. 1971

Launa S Chappell  
A Notary Public

The State of Alabama } I, Carolyn D Morris,  
Shelby County  
a Notary Public in and for said County, in said State, hereby certify that  
Lois S. Nickerson, 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 this conveyance, she has executed the same voluntarily on  
the day the same bears date.

Given under my hand this 2nd day of March, A.D.

Carolyn D Morris  
A Notary Public

STATE OF ALA. SHELBY CO.  
I CERTIFY THIS  
INSTRUMENT WAS FILED  
1972 MAR 21 AM 9:56  
U.C.C. FILE NUMBER OR  
REG. INSTR. NO. AS SHOWN ABOVE  
JUDGE OF PROBATE