

This instrument was prepared by

(Name) Wallace & Ellis

(Address) Columbiana, Alabama

Form 1-1-27 Rev. 1-66

WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama



19720714000034690 1/1 \$.00
Shelby Cnty Judge of Probate, AL
07/14/1972 12:00:00 AM FILED/CERT

STATE OF ALABAMA

SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of TWO THOUSAND FIVE HUNDRED AND NO/100DOLLARS (\$2,500.00)

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we,

Patricia Willingham Walsh and husband, Charles Walsh

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

Mabel M. Owsley

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

Begin at the SW corner of Lot 12 of Houlditch Subdivision as recorded in Map Book 4, Page 39, in the Probate Office of Shelby County, Alabama and go North 1° 30' West along the West boundary of Lot 12 for 125.00 feet; thence South 88° 30' West for 200.00 feet; thence North 1° 30' West for 100.00 feet; thence North 88° 30' East for 225.00 feet; thence South 1° 30' East for 225.00 feet to the North boundary of Houlditch Street; thence South 88° 30' West along this boundary 25.00 feet to the point of beginning.

SUBJECT TO restrictions and covenants as set out in that certain deed from Minnie F. Houlditch to Joseph P. Bridges and Joyce Lucas Bridges recorded in Deed Book 196, page 35 in the Probate Office of Shelby County, Ala.; transmission line permit to Ala. Power Co. recorded in D. Book 205 page 27 and in D. Book 221, page 647 in said Probate Office; 30' building set back line from Houlditch Street as shown on recorded map of said subdivision.

STATE OF ALA. SHELBY CO.
I CERTIFY THIS INSTRUMENT WAS FILED
1972 JUL 14 AM 7:33
U.C.C. FILE NUMBER OR
REC. BK. & PAGE AS SHOWN ABOVE
Consent of M. Owsley
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, we have hereunto set our hands(s) and seal(s), this 26th day of June, 1972.

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BOOK PAGE 185
Yvonne Fraser (Seal)
Jan C. Crowe (Seal)

Charles Edward Walsh (Seal)
Patricia K. Walsh (Seal)

BOOK
STATE OF ALABAMA
SARASOTA COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Patricia Willingham Walsh and husband, Charles Walsh 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 26th day of June, A. D., 1972

NOTARY PUBLIC STATE OF FLORIDA AT LARGE
MY COMMISSION EXPIRES JAN. 25, 1976
NOTARY PUBLIC.
Yvonne Fraser