

3054

KNOW ALL MEN BY THESE PRESENTS:

deed Book 278 page 636

From the NW cor. of the SW $\frac{1}{4}$  of sec. 17, T21S, R2W, run S. 43 deg. 45' E. for 29 ft: thence S. 1 deg. 02' E. for 245.3 ft: thence S. 27 deg. 51' 10" E. for 393.0 ft. to the point of beginning: Thence run N. 81 deg. 47' 20" E. for 200.0 ft. Thence run S. 2 deg. 40' 40" for (approx) 250 ft., thence run S. 79deg. 36' W. for (approx) 175 ft. to a fence line; thence run N. 27 deg. 51' 10" W. to the point of beginning. Subject however to right of egress and ingress over and along the east-west road presently used by Grantors along the northern boundary of the above described property. Also subject to any easements of record and a certain mortgage now held by Mrs. Mae W. Mullen.

TO HAVE AND TO HOLD to 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 the lawful owners, siezed in fee simple of said premises; that except or otherwise noted above, that they are free from all encumbrances, and that we have a good right to sell and convey the same as aforesaid; that we and our heirs, executors and administrators shall warrant and defend the same to the said Grantee, his heirs and assigns forever against the lawful claims of all persons.

IN WITNESS WHEREOF, we have set our hands and seals this 11 day of December, 1970.

Russell C. Pickens SEAL  
✓ Harriet E. Pickens SEAL

STATE OF ALABAMA)  
SHELBY COUNTY ) GENERAL ACKNOWLEDGEMENT

I, John H. Albright, a Notary Public of Alabama at large, hereby certify that RUSSELL C. PICKRON and HARRIET E. PICKRON 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 have executed the same voluntarily on the day the same bears date.  
GIVEN UNDER MY official hand and seal this 11 day of December, 1970.

Notary Public, State of Alabama at Large

My commission expires; 2/21/72



19730212000006510 1/1 \$.00  
Shelby Cnty Judge of Probate, AL  
02/12/1973 12:00:00 AM FILED/CERT

STATE OF ALA. SHELBY CO.  
INSTRUMENT NO. \_\_\_\_\_  
INSTUMENT WAS FILED  
*Filed*  
1973 FEB 12 PM 12:00  
U.C. # \_\_\_\_\_ FILE NUMBER FOR  
SEC. BK. & PAGE AS SHOWN ABOVE  
Alabama at \_\_\_\_\_  
COUNTY OF PITKIN