

WARRANTY DEED  
(STATUTORY FORM)

ALABAMA

THE STATE OF Alabama  
Shelby COUNTY }

3587

88/100

KNOW ALL MEN BY THESE PRESENTS that in consideration of Five Thousand, Three Hundred, Sixty-Four DOLLARS and other valuable considerations to the undersigned GRANTOR or GRANTORS in hand paid by the GRANTEE herein, the receipt whereof, is acknowledged by G.A.C. Trans-World Acceptance Corporation, a Delaware Corporation, with its principal office located in Allentown, Pennsylvania (herein referred to as GRANTOR, does hereby GRANT, BARGAIN, SELL and CONVEY unto Earl Bell

(herein referred to as GRANTEE),

heirs and assigns, the following described Real Estate, situated in the County of \_\_\_\_\_, and State of Alabama, to-wit:

All of the following described real estate, situated in Shelby County, Alabama, to-wit:

One acre of land situated in the  $NE\frac{1}{4}$  of  $SE\frac{1}{4}$  of Section 3, Township 22 South, Range 4 West and more particularly described as follows: COMMENCE at the NE corner of the above described  $NE\frac{1}{4}$  of  $SE\frac{1}{4}$  and sighting south along the east line of said quarter-quarter section turn an angle of  $33^{\circ} 38'$  to the right and run a distance of 49.5 feet to the point of beginning; thence turn an angle of  $360^{\circ} 58'$  to the left for a distance of 210.0 feet; thence turn an angle of  $46^{\circ} 58'$  to the right for a distance of 210.0 feet; thence turn an angle of  $133^{\circ} 02'$  to the right for a distance of 210.0 feet to the southeasterly R/W line of Shelby County Highway #54, said point being on the arc of a curve concave to the left in a northeasterly direction having a central angle of  $10^{\circ} 53'$  and a Radius of 1107.18 and a Tangent of 105.47 feet; thence continue along the arc of said curve and the R/W line of said road in a Northeasterly direction for an arc distance of 210.03 feet to the point of beginning, according to plat prepared by R. E. Clements, L. S., #5735, dated November 25, 1966, a copy of which is filed under account number 66-11-4438 A in the principal office of Modern Homes Construction Company at 1708 North Ashley Street, Valdosta, Georgia and made a part hereof by reference thereto.

Mineral and Mining Rights Excepted.

This is the same property conveyed to James A. Northcutt and wife, Ruth (J.) Northcutt by Warranty Deed from Willie Scurlock and wife, Flora Scurlock, dated November 26, 1966 and recorded in Book 245, Page 857, Office of the Judge of Probate, Shelby County, Alabama.

Sellers agree to furnish to buyers to pre-payment or upon payment of the final installment due hereon if paid out according to its terms over the full term of this transaction, an abstract of title showing good and merchantable title in said sellers, to be vested in the purchasers pursuant to the deed referred to above, which said abstract shall date back for a period of at least sixty years from the date thereof.



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Shelby Cnty Judge of Probate, AL  
03/05/1973 12:00:00 AM FILED/CERT

TO HAVE AND TO HOLD, the aforesigned premises to the said GRANTEE, their heirs and assigns FOREVER.

In witness whereof, the said G.A.C. Trans-World Acceptance Corporation acting by and through its thereunto duly authorized officers, has caused this instrument to be executed and its corporate seal hereunto to be affixed, all upon the 19<sup>th</sup> day of January, 1973.

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G. A. C. TRANS-WORLD ACCEPTANCE CORPORATION (SEAL)

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BY: J. A. Munn, Vice President

Attest: J. M. Muschitz  
J. M. Muschitz, Asst. Sec.

STATE OF Pennsylvania  
COUNTY OF Lehigh

I, Juli A. Reiser, a Notary Public in and for said County and State do hereby certify that

J. A. Munn, Vice President and J. M. Muschitz, Asst. Sec., whose names as President and Secretary, respectively, of G.A.C. Trans-World Acceptance Corporation a corporation, are signed to the foregoing instrument and who are personally known to me, acknowledged before me on this day that, being fully informed of the contents of such instrument, they, as such officers and with full authority, executed the same voluntarily for and as the act of the said corporation.

Given under my hand and the seal of my office on this the 19 day of January, 1973.

Juli A. Reiser  
Notary Public

JULIA A. REISER, Notary Public  
Allentown, Lehigh County, Pa.  
My Commission Expires Aug. 23, 1973