

NAME Charles A. J. Beavers
702 Jefferson Federal Building
 ADDRESS Birmingham, Alabama 35203

WARRANTY DEED (Without Survivorship)

*See p. 329-633***State of Alabama****JEFFERSON****COUNTY****Know All Men By These Presents,**That in consideration of Ninety Five Thousand and no/100-----(\$95,000.00) DOLLARSto the undersigned grantor Roy R. Duncan and Brenda B. Duncanin hand paid by Joe John Joseph and Guy L. Burns

the receipt whereof is acknowledged the said

do grant, bargain, sell and convey unto the said Roy R. Duncan and Brenda B. Duncanthe following described real estate, situated in Joe John Joseph and Guy L. BurnsShelbyCounty, Alabama,

to-wit:

The East half of the Southwest Quarter of Section 5, Township 22, South, Range 2 West, Shelby County, Alabama.

ALSO:

Begin at the NE corner of the NE 1/4 of the NW 1/4 of Section 8, Township 22 South, Range 2 West; thence South 145 feet to the right-of-way of public road; thence West along right-of-way of road 275 feet to the center of a 50-foot roadway; thence North 312 feet more or less to Section line; thence East along section line 239 feet more or less to point of beginning.. Except 25 feet for roadway.

Mineral and mining rights excepted.

SUBJECT TO:

1. Current Taxes.
2. Mineral and mining rights and rights incident thereto.
3. Right of Way to Shelby County, Alabama as shown by instruments recorded in Volume 252, page 157, and Volume 252, page 162, in the Probate Office of Shelby County, Alabama.
4. Right of way to Alabama Power Company as shown by instrument recorded in Volume 220, page 40, and Volume 217, page 100, in the said Probate Office.
5. Except any part that may line within a public road.

TO HAVE AND TO HOLD, To the said

Joe John Joseph and Guy L. Burns, their

heirs and assigns forever.

And we do, for ourselves and for our heirs, executors and administrators, covenant

with the said Joe John Joseph and Guy L. Burns, their

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

encumbrances; except as set forth hereinabove.

that we have a good right to sell and convey the same as aforesaid; that we will, and our heirs,

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

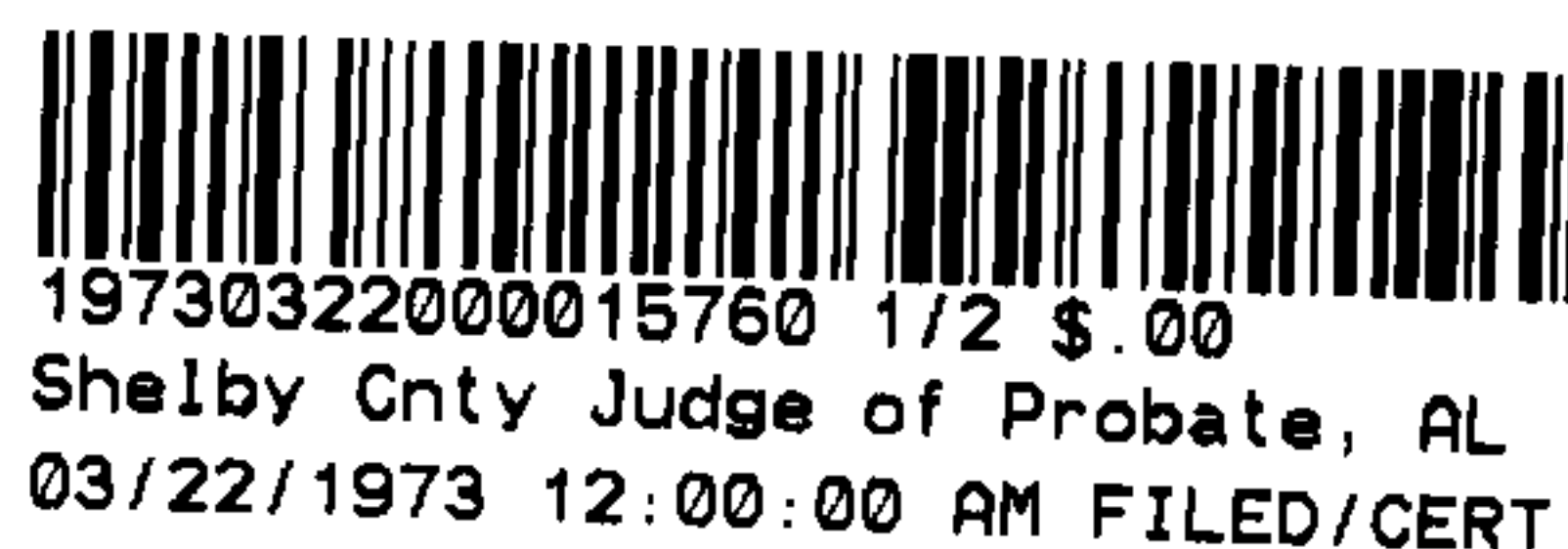
Joe John Joseph and Guy L. Burns
 heirs and assigns forever, against the lawful claims of all persons.

In Witness Whereof, we have hereunto set our hand and seal

this 20th day of March 19 73.

WITNESSES

Roy R. Duncan
Brenda B. Duncan



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RETURN TO

Chas. R. ...

TO

WARRANTY DEED

(WITHOUT SURVIVORSHIP)

STATE OF ALABAMA,

County.

ALABAMA TITLE COMPANY, INC.

Agents for

LOUISVILLE TITLE INSURANCE CO.

615 No. 21st Street

Birmingham, Alabama 35203

Judge of Probate

LOUISVILLE TITLE INSURANCE COMPANY

P.O. BOX 1865 LOUISVILLE, KENTUCKY 40201



19730322000015760 2/2 \$.00
Shelby Cnty Judge of Probate, AL
03/22/1973 12:00:00 AM FILED/CERT

State of ALABAMA
JEFFERSON COUNTY

General Acknowledgment

I, THE UNDERSIGNED, a Notary Public in and for said County, in said State, hereby certify that Roy R. Duncan and Brenda B. Duncan 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 each executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 20th day of March A. D., 19 73

Charles J. ...

Notary Public

State of
COUNTY

General Acknowledgment

I, a Notary Public in and for said County, in said State, hereby certify that whose names signed to the foregoing conveyance, and who known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this day of A. D., 19

Notary Public

State of
COUNTY

Corporation Acknowledgment

I, a Notary Public in and for said County in said State, hereby certify that whose name as of a Corporation, 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, he, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation.

Given under my hand, this the day of 19

Notary Public

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