

(Name) Karl C. Harrison
(Address) Columbiana, Alabama

Jefferson Land Title Service Co., Inc.

AGENTS FOR

Mississippi Valley Title Insurance Company



19730409000018830 1/1 \$.00
Shelby Cnty Judge of Probate, AL
04/09/1973 12:00:00 AM FILED/CERT

WARRANTY DEED

STATE OF ALABAMA

Shelby COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of One Thousand and no/100---Dollars and other good and valuable consideration

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

Sarah Shuler, an unmarried woman

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

Guy L. Burns, Sr. and Donald Ray Murphy

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

From the northwest corner of Section 22, Township 21 South, Range 3 West, run south along the west line of said Section 732.65 feet to the point of beginning of the land herein conveyed; thence continue south on same course 591.79 feet; thence turn left an angle of 88 deg. 54 min. and run easterly 128.7 feet to a point on the north right-of-way of Shelby County Highway No. 12; thence turn left an angle of 22 deg. 16 min. northeasterly along said right-of-way 112.75 feet; thence turn right 1 deg. 34 min. and run northeasterly along said right-of-way 98.46 feet; thence turn right an angle of 3 deg. 22 min. and run northeasterly along said right-of-way 103.00 feet; thence turn right an angle of 1 deg. 53 min. and run northeasterly along said right-of-way 103.13 feet; thence turn right an angle of 3 deg. 53 min. and run northeasterly along said right-of-way 135.13 feet; thence turn left an angle of 79 deg. 38 min. 40 sec. and run northerly 428.52 feet; thence turn left an angle of 88 deg. 46 min. 20 sec. and run westerly 656.22 feet to the point of beginning. This being part of the NW $\frac{1}{4}$ of NW $\frac{1}{4}$ of Section 22, Township 21 South, Range 3 West and being 7.75 acres, more or less.

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 said grantee, his, her or 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 stated 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 grantee, his, her or their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I (we) have hereunto set my (our) hand(s) and seal(s) this 9th day of January, 1973

BOOK 278 PAGE 150

SINCE ALA. SHELBY CO. INSTRUMENT WAS FILED
1973 JAN-9 PM 3:04
U.C.D. FILE NUMBER OR REC. BK. & PAGE AS SHOWN ABOVE
CONFIRMED
HONY OF COURT

(SEAL)

Sarah Shuler
Sarah Shuler

(SEAL)

(SEAL)

(SEAL)

(SEAL)

(SEAL)

STATE OF Alabama

Shelby COUNTY

General Acknowledgment

I, Martha B. Joiner a Notary Public in and for said County, in said State, hereby certify that Sarah Shuler, an unmarried woman (divorced)

whose name(s) 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, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 9th day of January A.D. 1973

Martha B. Joiner
Notary Public