

The State of Alabama

SHELBY

COUNTY



19731008000056190 1/2 \$.00
Shelby Cnty Judge of Probate, AL
10/08/1973 12:00:00 AM FILED/CERT

Know All Men by These Presents, That in consideration of
Five hundred and no/100 - - - - - (\$500.00) DOLLARS
love and affection
to the undersigned grantor J. D. Franklin, a single man

in hand paid by Gerald Wayne Franklin and Jeffrey Lynn Franklin

the receipt whereof is acknowledged I the said J. D. Franklin

do grant, bargain, sell and convey unto the said Gerald Wayne Franklin and Jeffrey Lynn Franklin

the following described real estate, to-wit Begin at the intersection of Ashville-Columbiana Road
and the East and West line of the North end of the Southeast Fourth of the Southeast
Fourth of Section 7, Township 18, Range 1 South of East (SE $\frac{1}{4}$ of SE $\frac{1}{4}$ of Section 7, Township 18,
Range 1 East) and from said point measure East along said East and West line 210 feet;
thence 90 deg. South 210 feet; thence 90 deg. West 210 feet to said Ashville-Columbiana
Road; thence North along the East side of said Road 210 feet BACK TO POINT OF BEGINNING.
Being a plat of ground 210 feet X 210 feet and containing one acre, more or less, and
being located in the Southeast Fourth of the Southeast Fourth of Section 7, Township 18,
Range 1 East (SE $\frac{1}{4}$ of SE $\frac{1}{4}$ of Section 7, Township 18, Range 1 East). Situated in Shelby
County, Alabama. THE GRANTOR, J. D. FRANKLIN, HEREBY SPECIFICALLY RESERVES A LIFE ESTATE
UNTO HIMSELF IN THE ABOVE DESCRIBED PROPERTY.
situated in SHELBY County, Alabama.

To Have and to Hold, To the said Gerald Wayne Franklin and Jeffrey Lynn Franklin
and their

heirs and assigns forever.

And I do, for myself and for my heirs, executors and administrators, covenant
with the said Gerald Wayne Franklin and Jeffrey Lynn Franklin and their

heirs and assigns, that I am lawfully seized in fee simple of said premises; that they are free from
all encumbrances; that I have a good right to sell and convey the same as aforesaid; that

I will, and my heirs, executors and administrators shall, warrant and
defend the same to the said Gerald Wayne Franklin and Jeffrey Lynn Franklin and their

heirs and assigns forever, against the lawful claims of all persons.

In Witness Whereof, I have hereunto set my hand and seal, this 8th
day of October, 19 73.

WITNESSES:

J. D. Franklin (Seal.)
(Seal.)
(Seal.)
(Seal.)

THE STATE OF ALABAMA, }

JEFFERSON

County

I, Beatrice H. Swint

a Notary Public in and for said County, in said State, hereby
certify that J. D. Franklin, a single man
whose name 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 this conveyance, he
executed the same voluntarily on the day the same bears date.

Given under my hand and seal, this 8th day of October A. D. 19 73

Beatrice H. Swint
Notary Public

THE STATE OF ALABAMA, }

County

a in and for said County, in said State, hereby
certify that, a subscribing witness
to the foregoing conveyance, known to me, appeared before me this day, and, being duly sworn, stated
that, the Grantor
voluntarily executed the same in presence, and in the presence of the other subscribing witness, on the
day the same bears date; that attested the same in the presence of the Grantor, and of the
other witness, and that such other witness subscribed name as a witness in presence.

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

THE STATE OF ALABAMA, }

County

a in and for said County, in said State, hereby
certify that on the day of 19, came before me the
within named known to me (or made known to me),
to be the wife of the within named
who, being examined separate and apart from the husband, touching her signature to the within
acknowledged that she signed the same of her own
free will and accord, without fear, constraint or threats on the part of the husband.

In witness whereof, I hereunto set my hand, this day of A. D. 19



19731008000056190 2/2 \$.00
Shelby Cnty Judge of Probate, AL
10/08/1973 12:00:00 AM FILED/CERT

Warranty Deed

THE STATE OF ALABAMA

SHELBY County

I, Judge of the Probate Court of said County, hereby
certify that the foregoing conveyance was filed for
registration in this office on the day of
19, and was recorded

in Vol. Records of Deeds,
Pages 581 on the
days of 1958, 19

Judge of Probate.

Recording Fee, \$

State Tax \$

PRINTED AND FOR SALE BY ZAC SMITH STATIONERY CO., B'HAM

TO

J. D. Franklin

Gerald Wayne Franklin and

Jeffrey Lynn Franklin

Deeds, Alabama

BOOK 283 PAGE 2