

This instrument was prepared by

(Name) WALLACE, ELLIS & FOWLER, ATTORNEYS

(Address) COLUMBIANA, ALABAMA 35051

Form 1-1-27 Rev. 1-66

WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama



19731212000066900 1/1 \$.00

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

STATE OF ALABAMA

COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of ONE THOUSAND DOLLARS (\$1,000.00) 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, Argus A. Fuller and wife, Mattie Fuller

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

Christine G. McHan

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

Lot No. 9 in Block 6, of Pine Grove Camp, according to the Survey of the Second Addition to Pine Grove Camp dated September 21, 1959 made by Frank W. Wheeler Registered Land Surveyor, Map of which survey is recorded in Deed Book 205, page 197 in the Probate Office of Shelby County, Alabama, and being a part of the SE $\frac{1}{4}$  of SE $\frac{1}{4}$  of Section 12, Township 24, Range 15 East, Shelby County, Alabama.

EXCEPT mineral and mining rights, and also excepting the flood water rights conveyed to Alabama Power Company be deed recorded in said Probate Office in Deed Book 52, page 176; and also subject to Power Line permits to Alabama Power Company.

Also an undivided one-fourth interest in and to the following described real estate, situated in Shelby County, Alabama, to-wit:

Beginning at the SE corner of Lot 9 in Block 10 according to the Survey of the Second Addition to Pine Grove Camp dated September 21, 1959 made by Frank W. Wheeler, Registered Land Surveyor, Map of which survey is recorded in Deed Book 205, page 197 in the Probate Office of Shelby County, Alabama; run thence Northerly along the East boundary of Lots 9 and 8 in said Block 10 a distance of 100 feet to the South boundary of Lot 7 in said Block 10; thence run Easterly along the South boundary of said Lot 7 a distance of 23 feet to the SE corner of said Lot 7; thence run Southerly parallel with the East boundary of said Lots 8 and 9 to the NE corner of Lot 10 in said Block 10; thence run Westerly along the North boundary of said Lot 10 a distance of 23 feet to point of beginning; upon which is situated a well of water.

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 the said GRANTEES, 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 noted 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 GRANTEES, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, we have hereunto set our hands(s) and seal(s), this 29

day of November, 19 73

(Seal)

(Seal)

(Seal)

(Seal)

(Seal)

(Seal)

STATE OF ALABAMA

SHELBY

COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Argus A. Fuller and wife, Mattie Fuller are whose name s 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 executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 29 day of November

A. D. 19 73

W B Fernandez

Notary Public