

This instrument 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

STATE OF ALABAMA

SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of ONE DOLLAR (\$1.00) 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, Wayne Archer and wife, Rebecca Archer

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

Nelson Archer and wife, Edna Archer

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

SHELBY

A part of the NW $\frac{1}{4}$ of the SE $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Section 17, Township 20 South, Range 1 East more particularly described as follows:

Begin at the SE corner of the NW $\frac{1}{4}$ of the SE $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Section 17 and run thence West along the South line of said $\frac{1}{4}$ $\frac{1}{4}$ $\frac{1}{4}$ Section a distance of 70.88 ft. to the East R.O.W. line of Shelby County Hwy. No. 55; thence turn an angle of 55 deg. 44 min. to the right and run along said R.O.W. a distance of 102.20 ft. to a point; thence turn to the right and run North-easterly parallel with the Northernmost boundary of Grantor's property of which the property herein conveyed is a part thereof, to a point on the Eastern boundary of the said NW $\frac{1}{4}$ of the SE $\frac{1}{4}$ of the NE $\frac{1}{4}$ of said Section 17; thence turn to the right and run Southerly along the Eastern boundary of said $\frac{1}{4}$ $\frac{1}{4}$ $\frac{1}{4}$ Section to the point of beginning



19740213000007140 1/1 \$.00
Shelby Cnty Judge of Probate, AL
02/13/1974 12:00:00 AM FILED/CERT

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
1974 FEB 13 AM 11:57
JUDGE OF PROBATE
REC. BK. & PAGE AS SHOWN ABOVE
U.C.C. FILE NUMBER OR
CORRECTION NUMBER

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 13th day of February, 1974.

(Seal)

(Seal)

(Seal)

Wayne Archer
Rebecca Archer

(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 Wayne Archer and wife, Rebecca Archer 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 executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 13th day of February, A. D., 1974

Nancy K. Farmer
Notary Public.