

(Name) HARRISON AND CONWILL
(Address) Attorneys at Law
Columbiana, Alabama 35051

Jefferson Land Title Service Co., Inc.

AGENTS FOR

Mississippi Valley Title Insurance Company

6130

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 and the assumption of the unpaid balance due on that certain mortgage to Murphree Mortgage Company, recorded in Mortgage Book 313, Page 840 in the Probate Office of Shelby County, Ala. to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we,

Manget Griffith and wife, Katie L. Griffith

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

Lawman Frank Palmer

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

A part of the NE $\frac{1}{4}$ of NW $\frac{1}{4}$ of Section 27, Township 19 South, Range 1 East, described as follows: Begin at a point on the South right-of-way line of Florida Short Route Highway No. 280 where the same intersects the westerly bank of Muddy Prong Creek and run thence westerly along the south right-of-way line of said Highway 662 feet, more or less, to northeast corner of Lexie Strother lot; thence run South along east line of said Strother lot and an extension thereof 420 feet; thence run east 480 feet, more or less, to west bank of Muddy Prong Creek; thence run in a northerly direction along the meanderings of said creek, to point of beginning.

Subject to transmission line permits, pipe line easements and a 12 foot strip of equal width off the west side of the above described land, to be used for roadway purposes, as shown by Deed Book 188, Page 235, recorded in the Probate Office of Shelby County, Alabama.



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Shelby Cnty Judge of Probate, AL
06/11/1974 12:00:00AM FILED/CERT

BOOK 287 PAGE 303

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 7th day of June, 1974.

(SEAL)

Manget Griffith

(SEAL)

Katie L. Griffith

(SEAL)

U.C.C. FILE NUMBER OR REC. BK. & PAGE SHOWN ABOVE
JUDGE OF PROBATE
1974 JUN 10 PM 2:55
STATE OF ALABAMA
INSTRUMENT WAS FILED
6/11/74

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 Manget Griffith and wife, Katie L. Griffith

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 7th day of June, A.D. 1974.

Martha B. Joiner
Notary Public