

This instrument was prepared by
(Name) Wallace, Ellis & Fowler

(Address) Columbiana, Alabama

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 & NO/100 (\$1.00) DOLLARS

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

Pearl Joyce, a widow

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

Shelby County Savings & Loan Association

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

A lot situated in the SE $\frac{1}{4}$ of SW $\frac{1}{4}$, Section 12, Township 20, Range 1 West, more particularly described as follows: Commence at a point where the West boundary of what is known as Ballenger Street intersects the South boundary of said SE $\frac{1}{4}$ of SW $\frac{1}{4}$ and run thence Northerly along the West boundary of said Ballenger Street 180 feet for point of beginning; thence continue North along said West boundary of said Ballenger Street a distance of 20 feet to the SE corner of the Margaret Joyce Startley lot; thence turn an angle of 90 deg. to the left and run along the South boundary of said Startley lot a distance of 160 feet; thence turn an angle of 90 deg. to the right and run Northerly along the West boundary of said Startley lot a distance of 90 feet to the NW corner of said Startley lot; thence turn an angle of 90 deg. to the left and run West a distance of 10 feet; thence turn an angle of 90 deg. to the left and run Southerly parallel with the West line of said Startley lot a distance of 110 feet; thence turn an angle of 90 deg. to the left and run Easterly parallel with the South line of said Startley lot a distance of 174 feet to point of beginning.

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Shelby Cnty Judge of Probate, AL
07/11/1974 12:00:00 AM FILED/CERT

STATE OF ALA SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
1974 JUL 11 AM 7:27
J.C.C. FILE NUMBER OR
PAGE AS SHOWN ABOVE
Clerk of Probate
JUDGE OF PROBATE

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

IN WITNESS WHEREOF, I have hereunto set my hands(s) and seal(s), this 21st day of June, 1974.

(Seal) Pearl Joyce (Seal)
(Seal) (Seal)
(Seal) (Seal)

STATE OF ALABAMA

SHELBY COUNTY

General Acknowledgment

I, the undersigned Pearl Joyce, a Notary Public in and for said County, in said State, hereby certify that 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 the conveyance she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 21st day of June, A. D., 1974

Janice Brasher
Notary Public.