

This instrument was prepared by

(Name) Harrison and Conwill
(Address) Columbiana, Alabama 7464

Jefferson Land Title Service Co., Inc.
AGENTS FOR
Mississippi Valley Title Insurance Company

WARRANTY DEED

STATE OF ALABAMA
Shelby COUNTY }

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of One Dollar and other good and valauble consideration and assumption of unpaid balance due on mortgage to Guaranty Savings & Loan Association,

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

Renol Walton and wife, Hilda Walton

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

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Shelby Cnty Judge of Probate, AL
08/06/1974 12:00:00AM FILED/CERT

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

Part of the South Half of the Northwest quarter of Section 34, Township 19, South, Range 2 East, more particularly described as follows: Commence at the Southeast corner of said Northwest quarter of said Section 34 and run thence West along the South boundary thereof to its intersection with the Southwesterly right of way line of the Florida Short Route Highway, thence to the right and run in a Northwesterly direction along said Southwesterly right of way line 589 feet more or less to a point which is 950 feet Southeasterly from the intersection of the said SW right of way line of Florida Short Route with the North-easterly line of the Chancellors Ferry Road for point of beginning, run thence Northwesterly along said Southwesterly right of way line of Florida Short Route Highway 700 feet, thence to the left and run Southwesterly 101 feet, more or less to a point in the North-easterly line of said Chancellors Ferry Road, said point being 250 feet Southeasterly from said intersection of said Northeasterly line of Chancellors Ferry Road with said South-westerly right of way line of said Highway, thence to the left and run Southeasterly along said Northeasterly line of Chancellors Ferry Road 785 feet, thence to the left and run Northeasterly along a straight line 450 feet more or less to the point of beginning, con-taining 4.5 acres more or less and situated in Shelby County, Alabama.

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 en-cumbrances, 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 18th day of July, 1974

BOOK 288 PAGE 213

(SEAL)

Renol Walton

(SEAL)

(SEAL)

Hilda Walton

(SEAL)

(SEAL)

STATE OF Alabama
Shelby COUNTY }

General Acknowledgment

I, Martha B. Joiner
in said State, hereby certify that Renol Walton and wife, Hilda Walton

a Notary Public in and for said County.

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 18th day of July, A.D. 1974

Martha B. Joiner
Notary Public