

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

(Address) Columbiana, Alabama 35051

Form 1-1-27 Rev. 1-66

WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama



19740816000040620 1/1 \$.00
Shelby Cnty Judge of Probate, AL
08/16/1974 12:00:00AM FILED/CERT

STATE OF ALABAMA
SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of ONE DOLLAR (\$1.00) and other good and valuable considerations

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, Maxine Elizabeth Bearden and husband, Quincy Arlington Bearden; J. E. Gill and wife, Treasure Gill; and Joyce O. Robertson and husband, Embry Robertson

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

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

The NW $\frac{1}{4}$ of SE $\frac{1}{4}$ of Section 27, Township 19, Range 2 East, except that portion previously sold to G. C. Looney as recorded in Deed Book 122, page 149, and except that portion previously conveyed to Joyce Gill Robertson and recorded in Deed Book 257, page 766 in the Probate Office of Shelby County, Alabama.

Also, all that part of the NE $\frac{1}{4}$ of SE $\frac{1}{4}$ of Section 27, Township 19, Range 2 East, described as follows: Beginning at the SW corner of the NE $\frac{1}{4}$ of SE $\frac{1}{4}$ of said Section and run East along the South line of said forty acres to Merrit Road; thence North and parallel with said Merrit Road to the Glaze Ferry Road; thence West and parallel with said Glaze Ferry Road to the West line of said forty acres; thence run South along the West line of said forty acres to the point of beginning, containing three acres, more or less. It is the intention to describe herein all that certain property conveyed from J. W. Talton and wife, Annie R. Talton to J. H. Gill by deed dated October 18, 1910 and recorded in Deed Book 35, page 470, whether correctly described herein or not.

It is intended to describe and convey all property owned by C. B. Gill in Section 27, Township 19, Range 2 East, at the time of his death whether correctly described herein or not.

THIS IS A DEED OF CORRECTION TO CORRECT THAT CERTAIN DEED FROM GRANTORS HERIN TO MAGGIE MAE GILL AS RECORDED IN DEED BOOK 284, PAGE 604 IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
1974 AUG 16 PM 3:33
U.C.C. FILE NUMBER OR
REC. BK. & PAGE AS SHOWN ABOVE
Shelby County
OFFICE 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 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
day of , 19

Embry Robertson (Seal)
Joyce Robertson (Seal)
Quincy A. Bearden (Seal)

Maxine E. Bearden (Seal)
Treasure J. Gill (Seal)
J. E. Gill (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 J. E. Gill and wife, Treasure Gill 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 5 day of August A. D., 1974

(SEE ADDITIONAL ACKNOWLEDGEMENT ON REVERSE)

Notary Public.