

STATE OF ALABAMA

COUNTY OF SHELBY

8043
19740904000043430 1/4 \$.00
Shelby Cnty Judge of Probate, AL
09/04/1974 12:00:00AM FILED/CERT

KNOW ALL MEN BY THESE PRESENTS, that in consideration of Twenty-Three Thousand and no/100 Dollars to the undersigned granor or grantors in hand paid by the Grantees herein, the receipt whereof is acknowledged, we Walton J. Kroell and wife, Eloise P. Kroel; William T. Kroell and wife, Annette H. Kroell; Dionetta K. Talley, a widow woman; Mamie K. Gunlock, and Mamie K. Gunlock as Guardian for her husband, Robert D. Gunlock, Jr. a Non Compos Mentis; Patty K. Parkman, a widow woman; Frances K. Haile and husband, Michael J. Haile; Charles K. Kroel and wife, Marijean Kroell; and Anne K. Cramblitt and husband, Charles Cramblitt (herein referred to as grantors) do grant bargain sell and convey unto James W. Walker and wife, Billie Walker (herein referred to as Grantees) for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, together with every contingent remainder and right of reversion, the following described real estate situated in Shelby County, Alabama, to-wit:

One lot or parcel of land situated in the south half of lot Number 22 according to the original plan of the town of Montevallo, Alabama, and fronting 28 feet on Main Street and extending back, parallel with Middle Street a distance of 90 feet, and more particularly described as follows: Commence at the southwest corner of said lot #22 at the intersection of Middle Street and run thence in a northeasterly direction along Main or Broad Street 46 feet 11 1/2 inches to the point of beginning, thence continuing along Main Street 28 feet, thence in a northwesterly direction parallel with Middle Street 90 feet, thence in a southwesterly direction parallel with Main Street or Broad Street 28 feet, thence in a Southeasterly direction, parallel with Middle Street 90 feet to the point of beginning.

EXCEPT Subject to all the provisions contained in deed from grantor herein to Z. S. Cowart of date June 13, 1936, and recorded in the Probate Office of Shelby County, Alabama, in Deed Book 100, at page 73. Subject to a three foot walkway on the right (East) side of the building.

TO HAVE AND TO HOLD to the said Grantees for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, and to the heirs and assigns of such survivor forever, together with every contingent remainder and right of reversion.

And we do for ourselves and for our heirs, executors, and administrators covenant with the said Grantees, their heirs and assigns, that we are lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that we have a good right to sell and convey the same as aforesaid; that we will and 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 and seals this 15 day of

April, 1974.

BOOK 288 PAGE 568

WITNESSES:

BOOK 288 PAGE 567

Patty K. Parkman
Patty K. Parkman

Mamie K. Gunlock
Mamie K. Gunlock

Mamie K. Gunlock as Guardian for Robert D. Gunlock, Jr.
Mamie K. Gunlock as Guardian for Robert D. Gunlock, Jr. a Non Compos Mentis

Walton J. Kroell
Walton J. Kroell

Eloise P. Kroell
Eloise P. Kroell

William T. Kroell
William T. Kroell

Annette H. Kroell
Annette H. Kroell

Dionetta K. Talley
Dionetta K. Talley

Frances K. Haile
Frances K. Haile

Michael J. Haile
Michael J. Haile

Charles K. Kroell
Charles K. Kroell

Marijean Kroell
Marijean Kroell

Anne K. Cramblitt
Anne K. Cramblitt

Charles Cramblitt
Charles Cramblitt

STATE OF ALABAMA
COUNTY OF MONTGOMERY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Patty K. Parkman, a widow woman, 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 15 day of April, 1974.

Leslie L. W. Wiggins
Notary Public
MY COMMISSION EXPIRES FEB. 27, 1975

STATE OF ALABAMA
COUNTY OF SHELBY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Mamie K. Gunlock, wife of Robert D. Gunlock, Jr., 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, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 8th day of April, 1974.

Dean C. Burt
Notary Public
My Commission Expires October 4, 1977

STATE OF ALABAMA
COUNTY OF SHELBY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Mamie K. Gunlock whose name as Guardian for Robert D. Gunlock, Jr. a Non Compos Mentis 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, in her capacity as such Guardian for Robert D. Gunlock, Jr. a Non Compos Mentis, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 8th day of April, 1974.

Dean C. Burt
Notary Public
My Commission Expires October 4, 1977

STATE OF GEORGIA
COUNTY OF Fulton

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Frances K. Haile and husband Michael J. Haile, 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 31 day of May, 1974.

William R. L. L. L.
Notary Public
Notary Public, Georgia, State of Large
My Commission Expires Mar. 15, 1977

STATE OF ALABAMA
COUNTY OF Marengo

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Dionetta K. Talley, a widow woman, 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 25 day of April, 1974.

Mamie Talley
Notary Public
My Commission Expires May 13, 1977

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Shelby Cnty Judge of Probate, AL
09/04/1974 12:00:00AM FILED/CERT

STATE OF ALABAMA
COUNTY OF AUTAUGA

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Walton J. Kroell and wife, Eloise P. Kroell 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 18 day of April, 1974.

Mary A. Blumette
Notary Public

Notary Public, Alabama State of Large
My commission expires Jan. 30, 1977

STATE OF TENNESSEE
COUNTY OF Shelby.

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that William T. Kroell and wife, Annette H. Kroell, 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 29th day of April, 1974

My Commission Expires:

9-27-77

William T. Daffin
Notary Public

STATE OF MARYLAND
COUNTY OF Baltimore

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Charles Cramblitt and wife, Anne K. Cramblitt, 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 the 25 day of May, 1974

John A. Kiehl
Notary Public

STATE OF MICHIGAN
COUNTY OF Macomb

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Charles K. Kroell and wife, Marijean Kroell, 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 15 day of May, 1974.

Stanley J. Kiehl
Notary Public

STANLEY J. KIEHL

Notary Public, Macomb County, Mich.
My Commission Expires Mar. 14, 1975

19740904000043430 4/4 \$.00
Shelby Cnty Judge of Probate, AL
09/04/1974 12:00:00AM FILED/CERT

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
1974 SEP - 4 PM 1:16
U.C.C. FILE NUMBER OR
REC. BK. & PAGE AS SHOWN ABOVE
JUDGE OF PROBATE
Clerk of Probate