

This instrument was prepared by

(Name) WALLACE, ELLIS & FOWLER, Attorneys

(Address) Columbiana, Alabama 35051

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 DOLLAR AND OTHER GOOD AND VALUABLE CONSIDERATION

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

George Blackerby and wife, Frances O. Blackerby

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

Lillie Mae Templin Blackerby

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

Commencing at a point on the South boundary of the SW $\frac{1}{4}$ of NW $\frac{1}{4}$ of Section 12, Township 21 South, Range 1 East, which said point is 78 feet West of the SE corner of said SW $\frac{1}{4}$ of NW $\frac{1}{4}$ and which point is on the East right of way line of Montgomery Public road and run thence North 16 deg. East along said road right of way 725 feet to point of beginning of the lot herein described; thence continue North 16 deg. East along said road 145 feet; thence East 30 deg. North 150 feet; thence South 16 deg. West and parallel with said road 145 feet; thence West 30 deg. South 150 feet to point of beginning, being a part of the SE $\frac{1}{4}$ of NW $\frac{1}{4}$ of Section 12, Township 21 South, Range 1 East.

As a part of the consideration herefor, the grantee herein assumes and agrees to pay as the same becomes due that certain mortgage in favor of Shelby County Savings and Loan Association on the above described property.

STATE OF ALA. SHELBY CO.

I CERTIFY THIS INSTRUMENT WAS FILED

NOV-5 AM 11:32

J.C.C. FILE NUMBER OR K. & PAGE AS SHOWN ABOVE

Conrad M. Johnson

JUDGE OF PROBATE



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Shelby Cnty Judge of Probate, AL
11/05/1974 12:00:00 AM FILED/CERT

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 5th day of November, 1974

(Seal)

(Seal)

(Seal)

George Blackerby (Seal)

Frances O. Blackerby (Seal)

(Seal)

BOOK STATE OF ALABAMA

SHELBY COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that George Blackerby and wife, Frances O. Blackerby 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 5th day of November

Nancy H. Jarmon
Notary Public