

This instrument was prepared by

(Name) HEAD AND HEAD, ATTORNEYS AT LAW

(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 Four Thousand Five Hundred and No/100 (\$4,500.00) Dollars

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, O. J. Shaw and wife, Annie Ruth Shaw

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

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

PARCEL NO. 1:

Begin at the Northwest corner of the NE¼ of the NE¼ of Section 18, Township 18, Range 2 East; thence South 900 feet; thence East 247 feet; thence North 900 feet; thence West 247 feet to the starting point, being a part of the NE¼ of the NE¼ of Section 18, Township 18, Range 2 East.

PARCEL NO. 2:

Beginning at the Southwest corner of the NE¼ of the NE¼ of Section 18, Township 18, Range 2 East, running North 200 feet to the point of beginning of the parcel herein described; thence along West line North 2 deg. West 216 feet; thence East 2 deg. North 237 feet; thence North 2 deg. West 105 feet; thence East 2 deg. North 198 feet to the West line of the parcel described in Deed Book 288 at page 277, Office of Judge of Probate of Shelby County, Alabama; thence South along the West line of said parcel described in Deed Book 288, page 277, 315 feet; thence West 435 feet, more or less, to the point of beginning.

Subject to easements and rights of way of record.

The grantors herein also grant unto the grantees, their heirs and assigns, the right to use a road leading from Highway 55 or Highway 27, across lands formerly owned by them in which they reserved a 35 foot right of way for said road, to the above described property.

Part of the above consideration being a purchase money mortgage by grantees to grantors in the amount of \$3,000.00.



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Shelby Cnty Judge of Probate, AL
11/25/1974 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 22nd day of November, 1974

STATE OF ALABAMA
SHELBY COUNTY
JUDGE OF PROBATE
REC. BK. & PAGE AS SHOWN ABOVE
U.C.C. FILE NUMBER OR INSTRUMENT WAS FILED
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(Seal)

(Seal)

(Seal)

O. J. Shaw

(Seal)

Annie Ruth Shaw

(Seal)

(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 O. J. Shaw and wife, Annie Ruth Shaw 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 22nd day of November, A. D., 1974

Patricia M. Spivey

Notary Public.