

NAME Marshall H. Sims, Attorney at Law

ADDRESS Office Park #9, Trussville, Alabama

WARRANTY DEED (Without Survivorship)

State of Alabama

SHELBY

COUNTY

} Know All Men By These Presents,

That in consideration of \$1.00 and other good & valuable considerations DOLLARS

to the undersigned grantor Rose Ethel Thornton, a widow, James Edward Templeton
and wife, Ethylene C. Templeton

in hand paid by Rose Ethel Thornton

the receipt whereof is acknowledged

the said Rose Ethel Thornton, a widow,
James Edward Templeton and wife
Ethylene C. Templeton

do grant, bargain, sell and convey unto the said

Rose Ethel Thornton
the following described real estate, situated in

Shelby

County, Alabama,

to-wit:

Lot No. 53 in Lacoosa Estates as shown on plat recorded in the Probate
Office of Shelby County, Alabama in Map Book 5, page 35.

Subject to Restrictions recorded in said Probate Office in Deed Book 254,
page 16. SUBJECT ALSO TO: Rights of Alabama Power Company acquired in
condemnation procedure in 1912 as shown by proceedings in Final Record 7,
page 1 in Probate Office of Shelby County, Alabama and agreement entered
into between L. D. Hand and wife and Alabama Power Co. shown in Deed
Book 48, page 565 and in instruments shown in Deed Book 48, page 337
and in Deed Book 57, page 102; permit to Alabama Power Company shown
in Deed Book 167, page 107 in Probate Office; Right of way to Shelby
County recorded in Deed Book 227, page 154 in said Probate Office;
contract to Alabama Power Company recorded in Deed Book 242, page 378, 379
and 380: Instrument recorded in Deed Book 248, page 117 in said
Probate Office.



19741219000060850 1/2 \$.00
Shelby Cnty Judge of Probate, AL
12/19/1974 12:00:00AM FILED/CERT

BOOK TO HAVE AND TO HOLD, To the said Rose Ethel Thornton

heirs and assigns forever.

And we do, for ourselves and for our heirs, executors and administrators, covenant
with the said Rose Ethel Thornton

heirs and assigns, that we lawfully seized in fee simple of said premises; that they are free from all
encumbrances;

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 Rose Ethel Thornton
heirs and assigns forever, against the lawful claims of all persons.

In Witness Whereof, we have hereunto set our hand and seal

this 19th day of December

19 74.

WITNESSES

Rose
Mrs Ethel Thornton
James E. Templeton
Ethylene C. Templeton

241 B04546
RETURN TO *Shelby*

TO

WARRANTY DEED
(WITHOUT SURVIVORSHIP)

STATE OF ALABAMA,
County.

This form furnished by
ALABAMA TITLE COMPANY, INC.

Agents for

COMMONWEALTH LAND TITLE INSURANCE CO.

615 No. 21st Street

Birmingham, Alabama 35203

1.95

Judge of Probate

**COMMONWEALTH LAND TITLE INSURANCE
COMPANY**

Form B 3013-1

State of ALABAMA }
SHELBY COUNTY }

General Acknowledgment

I, _____, a Notary Public in and for said County, in said State,
hereby certify that Rose Ethel Thornton, James Edward Templeton & Ethylene C. Templeton
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 19th day of December A. D., 1974.

Nancy K. Farmer
Notary Public

State of _____ }
COUNTY }

General Acknowledgment

I, _____, a Notary Public in and for said County, in said State,
hereby certify that _____
whose name signed to the foregoing conveyance, and who known to me, acknowledged before
me on this day, that, being informed of the contents of the conveyance executed the same voluntarily
on the day the same bears date.

Given under my hand and official seal this _____ day of _____ A. D., 19 _____

Notary Public

State of _____ }
COUNTY }

Corporation Acknowledgment

I, _____, a Notary Public in and for said County in said State,
hereby certify that _____
whose name as _____ of
a Corporation, 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, he, as such officer and with full authority, executed
the same voluntarily for and as the act of said corporation.

Given under my hand, this the _____ day of _____ 19 _____

Notary Public

197412190000060850 2/2 \$.00
Shelby Cnty Judge of Probate, AL
12/19/1974 12:00:00AM FILED/CERT

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
1974 DEC 19 PM 3:08
JUDGE OF PROBATE
Nancy K. Farmer

200
PAGE 120
BOOK 662