

This instrument was prepared by

(Name) WALLACE, ELLIS, HEAD & FOWLER, 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 other valuable consideration and Ten and No/100 Dollars

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged. I or we, Alvin M. Stinson and wife, Frances Rice Stinson

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

Joe L. Tidmore and Charles O. Tidmore

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

A triangular parcel of land in the NE¼ of NE¼, Section 33, Township 19, Range 2 East, more particularly described as follows: Beginning at the center of the North line of Section 33, Township 19, Range 2 East, which is the NW corner of the NW¼ of NE¼ of said Section; thence turn an angle of 27 deg. and 50 min. to the right and in a southeasterly direction 184.86 feet to the NW corner of school property; thence an angle of 66 deg. and 35 min. in a southerly direction 210 feet to the SW corner of school property; thence an angle of 90 deg. to the left and in an easterly direction 420 feet to the SE corner of school property; thence an angle of 36 deg. and 37 min. to the right and in a southeasterly direction 218.3 feet along old fence line; thence an angle of 39 deg. and 23 min. to the left and continue along old fence line 1448 feet (approximately) to the Easterly line of the Florida Short Route Highway (said fence being on or near the line) for point of beginning; thence continue in the same direction and on a straight line 238 feet; thence an angle of 99 deg. and 46 min. to the right and in a southerly direction 163.5 feet to the Easterly line of said highway; thence along said highway line in a Northwest-erly direction 265 feet to the point of beginning; being situated in the NE¼ of NE¼ of Section 33, Township 19, Range 2 East, Shelby County, Alabama.

Subject to easements and rights of way of record.



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Shelby Cnty Judge of Probate, AL
01/07/1975 12:00:00AM 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 1ST day of January, 1975

(Seal)

Frances Rice Stinson (Seal)

(Seal)

Alvin M. Stinson (Seal)

(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 Alvin M. Stinson and wife, Frances Rice Stinson

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 7th day of January, A. D. 1975

Notary Public.