

This instrument was prepared by

(Name) John R. Christian

(Address) 604 Massey Building, Birmingham, Alabama, 35203

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 (\$1.00)

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, Dale L. Cunningham, an unmarried woman

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto C. Ray Cunningham, Sr., my undivided one-half interest and survivorship interest in and to

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

From the Northwest corner of the SW $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Section 10, Township 20 South, Range 2 West run southerly along the west boundary line of the SW $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Section 10, Township 20 South, Range Two West, for 155.0 feet; thence turn an angle of 120 degrees, 00 minutes to the left and run northeasterly 561.29 feet to the point of beginning of the land herein described and conveyed; thence turn an angle of 120 degrees, 00 minutes to the right and run southerly 241.0 feet; thence turn an angle of 120 degrees, 00 minutes to the left and run northeasterly 208.71 feet; thence turn an angle of 60 degrees, 00 minutes to the left and run northerly 241.0 feet; thence turn an angle of 120 degrees, 00 minutes to the left and run south-westerly 208.71 feet, more or less, to the point of beginning.

This land being a part of the west half of the NE $\frac{1}{4}$ of Section 10, Township 20, South, Range 2 West, and being one (1) acre, more or less.

Subject to easements and restrictions of record.

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, I have hereunto set my hands(s) and seal(s), this 13th day of February, 1975.

BOOK 290 PAGE 878
DEED
1975 FEB 24 AM 9:08
SHELBY COUNTY JUDGE OF PROBATE

(Seal)

Dale L. Cunningham (Seal)
Dale L. Cunningham

(Seal)

(Seal)

(Seal)

(Seal)

STATE OF ALABAMA
JEFFERSON COUNTY

General Acknowledgment

19750224000008420 1/1 \$.00
Shelby Cnty Judge of Probate, AL
02/24/1975 12:00:00AM FILED/CERT

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Dale L. Cunningham, an unmarried 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 13th day of February, A. D., 1975

John R. Christian
Public.