

This instrument was prepared by

(Name) First Real Estate Corporation of Alabama

(Address) P. O. Box 371, Pelham, 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 One thousand three hundred seventy dollars (\$1,370.00) & no/100-----

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, Marvin Burnett and wife, Charlotte M. Burnett and Roy L. Martin and wife, Charlotte J. Martin

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

Guy L. Burns and Joe John Joseph

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

A parcel of land situated in the South $\frac{1}{2}$ of the Northwest $\frac{1}{4}$ of Section 5, Township 22 South, Range 2 West, Shelby County, Alabama, more particularly described as follows: Commence at the Southeast corner of said Northwest $\frac{1}{4}$, thence in a Westerly direction along the South line of said $\frac{1}{4}$ a distance of 812.79 feet to the Point of Beginning; thence 90 degrees right in a Northerly direction a distance of 167.60 feet to the Southeast Right of Way Line of Shelby County Highway 22, thence 109 degrees 02 minutes 29 seconds left in a Southwesterly direction along said Right of Way a distance of 174.55 feet to the beginning of a curve to the right, said curve having a radius of 2904.79 feet and a central angle of 8 degrees 27 minutes, thence along arc of said curve in a Southwesterly direction a distance of 428.40 feet, thence 165 degrees 01 minute 01 second left, measured from chord of said curve, in an Easterly direction along the South line of said $\frac{1}{4}$ a distance of 578.46 feet to the Point of Beginning. Parcel "A" contains 1.00 acres.

Subject to all covenants, restrictions, conditions, limitations, rights of way and easements of record.

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
Reed Jul 1.50
1975 MAR 10 AM 7:56

U.C.C. FILE NUMBER OR
REC. BK. & PAGE AS SHOWN ABOVE
Carnegie
JUDGE OF PROBATE



19750310000010660 1/1 \$.00
Shelby Cnty Judge of Probate, AL
03/10/1975 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 _____ day of _____, 19____.

Marvin Burnett (Seal)

Charlotte M. Burnett (Seal)

_____(Seal)

Roy L. Martin (Seal)

Charlotte J. Martin (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 Marvin Burnett & wife, Charlotte M & Roy Martin & wife, Charlotte J. 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 7th day of March A. D., 1975

Flora M. Parker expires 9/5/77
Public.