

This instrument was prepared by

(Name) HARRISON AND CONWILL

(Address) Columbiana, Alabama 35051

Jefferson Land Title Service Co., Inc.

AGENTS FOR

Mississippi Valley Title Insurance Company

WARRANTY DEED

STATE OF ALABAMA

Shelby

COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of One and no/100 Dollars and other good and valuable considerations

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we,

Gladys M. Nix, a divorced lady

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

Boyd Kendrick

(herein referred to as grantee, whether one or more), the following described real estate, situated in

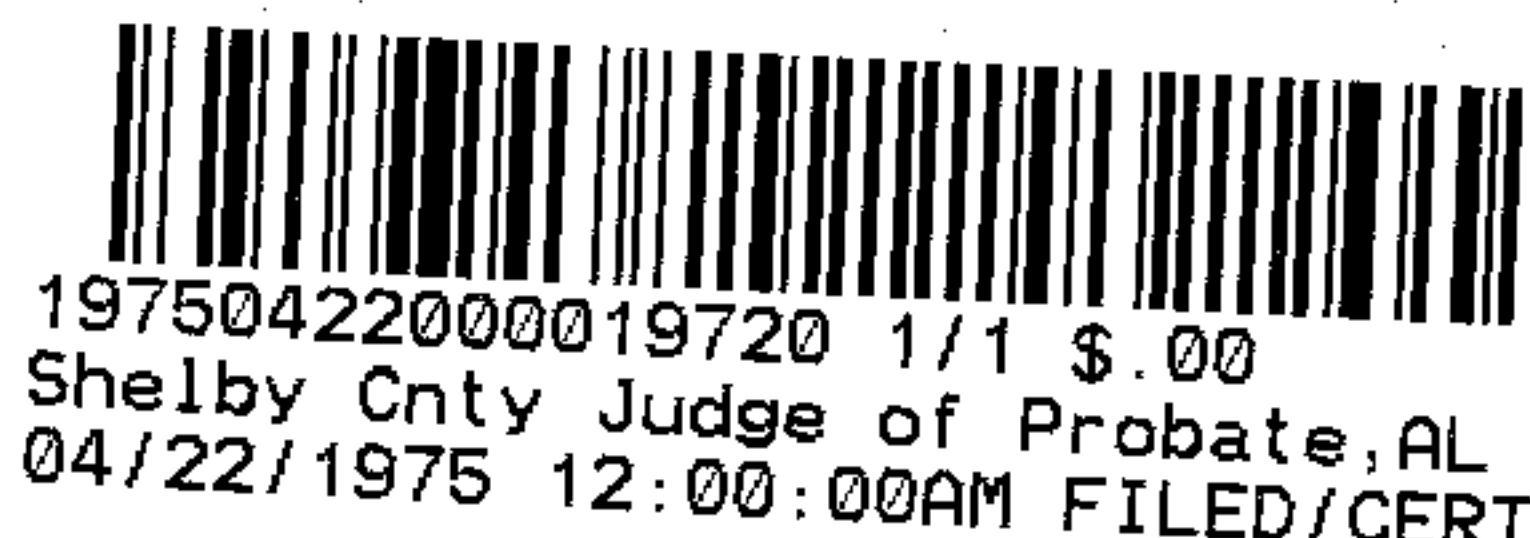
Shelby

County, Alabama, to-wit:

Lot No. 4 according to Map of Shelby Shores, Inc. - The 1969 Sector, as shown by map recorded in the Probate Office of Shelby County, Alabama, in map book 5, page 46.

SUBJECT to rights acquired by Alabama Power Company by deed recorded in the Probate Office of Shelby County, Alabama, in Deed Book 253, page 116. SUBJECT to transmission line permit to Alabama Power Company and Southern Bell Telephone and Telegraph Company recorded in said Probate Office in Deed Book 225, page 453.

SUBJECT to Restrictions as shown of record in the Probate Office of Shelby County, Alabama in Deed Book 264, page 822, which said restrictions shall attach to and run with the land.



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 said grantee, his, her or 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 stated 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 grantee, his, her or their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I (we) have hereunto set my (our) hand(s) and seal(s) this 22nd

day of March April, 19 75

(SEAL)

Gladys M. Nix

(SEAL)

(SEAL)

(SEAL)

(SEAL)

(SEAL)

STATE OF Alabama

Shelby

COUNTY

General Acknowledgment

I, Martha B. Joiner, in said State, hereby certify that

Gladys M. Nix, a divorced lady

a Notary Public in and for said County,

whose name(s) 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, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 22nd day of April March A.D. 1975.

Martha B. Joiner

Notary Public

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STATE OF ALABAMA, SHELBY CO. I CERTIFY THIS INSTRUMENT WAS FILED

Deed Book 12.00 1975 APR 22 PM 3:47

U.C.C. FILE NUMBER OR REC. BY & PAGE AS SHOWN ABOVE

JUDGE OF PROBATE