

This instrument was prepared by

(Name) Evander E. Peavy

(Address) Rt. 1, box 72, Harpersville, Alabama

WARRANTY DEED- AMERICAN TITLE INS. CO., Birmingham, Alabama

STATE OF ALABAMA

Shelby

COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of One dollar and other valuable consideration

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

J. D. Mooney

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

David H. Seales

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

From the point of intersection of the west boundary of the N.E. 1/4 of the N.E. 1/4, Sec. 9, T. 21 S, R. 1 E and the south R.O.W. line of Ala. State Hwy. No. 25, run east along the south R.O.W. line of said road a distance of 640.01 ft. to the point of beginning; thence, continue in a straight line a long said R.O.W. a distance of 497.60 ft.; thence, right 112°-55' a distance of 304.00 ft.; thence, right 62°09' a distance of 382.54 ft.; thence, right 95°17' a distance of 312.84 ft. to the point of beginning, such described tract containing 3.0 acres more or less.

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19750606000027120 1/1 \$.00
Shelby Cnty Judge of Probate, AL
06/06/1975 12:00:00AM FILED/CERT

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
1975 JUN -6 PM 2:42
Need Tax 4.00
Consolidation
JUDGE OF PROBATE

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 31st. day of May, 1975.

Chas. T. Tall (Seal)

Opel J. Tall (Seal)

Ruth M. Mooney (Seal)

John D. Mooney (Seal)

(Seal)

(Seal)

STATE OF ALABAMA

Shelby

COUNTY

General Acknowledgment

I, Patricia H. Johnson, a Notary Public in and for said County, in said State, hereby certify that Ruth M. Mooney and John D. Mooney 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 have executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 31st. day of May

Patricia H. Johnson
Notary Public
A. D. 1975