

This instrument was prepared by

(Name) Robert O. Driggers, Attorney
(Address) 2824 Linden Avenue, Homewood, Alabama 35209

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

6512

STATE OF ALABAMA

COUNTY OF ~~JEFFERSON~~

SHELBY

KNOW ALL MEN BY THESE PRESENTS,

See Mtg 347-4821

That in consideration of One Hundred Forty Thousand and No/100----- DOLLARS,

to the undersigned grantor, Farris Land Company, Inc. a corporation,
in hand paid by Sam Bennett Realty & Development Company, Inc.,

the receipt of which is hereby acknowledged, the said

Farris Land Company, Inc.

does by these presents, grant, bargain, sell and convey unto the said

Sam Bennett Realty & Development Company, Inc.

the following described real estate, situated in Shelby County, Alabama, to-wit:

All that parcel of real property described in EXHIBIT "A"
attached hereto and by reference incorporated herein as
an integral part hereof.

Subject to easements, rights of way and restrictions of record, if any,
in the Probate Court of Shelby County, Alabama.

All of the consideration recited above was paid from the proceeds
of a mortgage loan closed simultaneously herewith.



19750725000039700 1/2 \$.00
Shelby Cnty Judge of Probate, AL
07/25/1975 12:00:00 AM FILED/CERT

TO HAVE AND TO HOLD, To the said Sam Bennett Realty & Development Company,
Inc., and ~~heirs and~~ assigns forever.

And said Farris Land Company, Inc., does for itself, its successors
and assigns, covenant with said Sam Bennett Realty & Development Company, Inc.,

~~heirs and~~ assigns, that it is lawfully seized in fee simple of said premises, that they are free from all encum-
brances, that it has a good right to sell and convey the same as aforesaid, and that it will, and its successors
and assigns shall, warrant and defend the same to the said Sam Bennett Realty & Development
Company, Inc., its

~~heirs and~~ executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said Farris Land Company, Inc., by its

President, W. M. Farris, who is authorized to execute this conveyance,
has hereto set its signature and seal, this the 23rd day of July, 19 75.

FARRIS LAND COMPANY, INC.

ATTEST:

Lucille B. Farris
Secretary

By *W. M. Farris*
W. M. FARRIS President

STATE OF ALABAMA

COUNTY OF JEFFERSON

I, the undersigned a Notary Public in and for said County, in
said State, hereby certify that W. M. Farris
whose name as President of FARRIS LAND COMPANY, INC.,
a corporation, 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, he, as such officer and with full authority,
executed the same voluntarily for and as the act of said corporation.

Given under my hand and official seal, this the 23rd day of July, 19 75.

Robert O. Driggers
Notary Public



19750725000039700 2/2 \$.00
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A portion of land situated in the E 1/2 of Section 10, Township 21 South, Range 3 West, in Shelby County, Alabama, and being more particularly described as follows:

Commence at the SE corner of the SW 1/4 of the NE 1/4 of Section 10, Township 21 South, Range 3 West, for the point of beginning; thence run Westerly along the South line thereof 496.65 feet; thence turn left 90°19'43" and run Southerly 710 feet; thence turn right 90°00' and run Westerly 120.00 feet; thence turn left 90° and run Southerly 35 feet; thence turn right 90° and run Westerly 395 feet; thence turn right 75°30' and run Northwesterly 1195 feet; thence turn right 62° 30' and run Northeasterly 100 feet; thence turn right 32°00' and run Northeasterly 310 feet; thence turn left 48°00' and run Northeasterly 130 feet, more or less to the Southwesterly right of way line of a County Road; said right of way being in a curve to the left running Easterly having a radius of 1136.28 feet, and an interior angle of 38°00'; thence turn right to the Tangent to said curve and run Southeasterly along the arc of said curve 790 feet to the point of tangent to said curve; thence continue Easterly along said right of way line of said road 1200 feet, more or less; thence turn right 91°33'30" and run southerly 471.06 feet; thence turn right 90°18' and run Westerly 1090.97 feet to the SE corner of the SW 1/4 of the NE 1/4 of said Section, and the point of beginning.

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED

1975 JUL 25 AM 8:50

Conrad M. Brown
JUDGE OF PROBATE

EXHIBIT "A" ATTACHED TO WARRANTY DEED FROM
FARRIS LAND COMPANY, INC. TO SAM BENNETT
REALTY & DEVELOPMENT COMPANY, INC., DATED
JULY 23, 1975.

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