

This instrument was prepared by

(Name) Harold A. Rubin

(Address) Alabaster, Ala 35007

6860

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 (\$1.00) Dollar
and other considerations

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

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto
Larry R. Rollan and wife Sonjia Marie Rollan

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

Begin at the Northwest corner of the North-East quarter of the North-West quarter
of the North-West quarter of Section 15, Township 21 South. Range 3 West.
Shelby County, Alabama; Thence in an Easterly direction along the North bound-
ary line of said Section a distance of 400.00 feet; Thence in a Southerly
direction along a line parallel to the West boundary line of said quarter-quarter-quarter
section a distance of 190.00 feet to the point of beginning; Thence continue
in a Southerly direction along said parallel line 210.00 feet; Thence in a
Westerly direction along a line parallel to the North boundary 105.00 feet; Thence
in a Northerly direction along a line parallel to said West boundary 210.00 feet;
Thence in an Easterly direction along a line parallel to said North boundary 105.00
feet to the point of beginning.



19750811000042970 1/1 \$.00
Shelby Cnty Judge of Probate, AL
08/11/1975 12:00:00AM FILED/CERT

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
1975 AUG 11 AM 9:19
Deed July 2.00
Comm. of Probate
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, I have hereunto set my hands(s) and seal(s), this 26th.
day of June, 1975

(Seal)

Anderson A. Duncan (Seal)

(Seal)

(Seal)

(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 Anderson A. Duncan Unmarried
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 he executed the same voluntarily
on the day the same bears date.

Given under my hand and official seal this 26 th day of June A. D., 19 75

Harold A. Rubin
Notary Public.