

This instrument prepared by: WALLACE, ELLIS, HEAD & FOWLER, Attorneys, Columbiana, Ala.

6964

19750815000044310 1/4 \$.00
Shelby Cnty Judge of Probate, AL
08/15/1975 12:00:00AM FILED/CERT

STATE OF ALABAMA)
SHELBY COUNTY)

See *Map 347-495*

KNOW ALL MEN BY THESE PRESENTS,

Twenty seven Thousand Five hundred

\$27,500.00 ac, R.F., W.N., K.N., K. et al.

That in consideration of the sum of ~~One Thousand~~ Dollars (\$1,000.00) and other good and valuable considerations to the undersigned grantors in hand paid by the Grantees herein, the receipt whereof is acknowledged, we, BEN F. GRUBBS, AS EXECUTOR OF THE ESTATE OF MINNIE NAISH, DECEASED; FRANCES N. GRUBBS AND HUSBAND, BEN F. GRUBBS; RAYMOND F. NAISH AND WIFE, WYNETTE NAISH; KERBY B. NAISH AND WIFE, KATHY NAISH; NELL N. SWINDLE AND HUSBAND, DELEON SWINDLE; ANN CARDWELL, A WIDOW WHO IS ONE AND THE SAME PERSON AS ANNIE N. RICHARDSON; FRANCES N. GRUBBS, RAYMOND F. NAISH, KERBY B. NAISH, NELL N. SWINDLE AND ANN CARDWELL, BEING THE SOLE DEVISEES UNDER THE LAST WILL AND TESTAMENT OF MINNIE NAISH, DECEASED, (herein referred to as grantors) do grant, bargain, sell and convey unto

BEN F. GRUBBS AND WIFE, FRANCES N. GRUBBS

(herein referred to as Grantees) for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, together with every contingent remainder and right of reversion, the following described real estate situated in Shelby County, Alabama, to-wit:

Beginning at a point on the West side of the Birmingham-Montgomery Highway 63 feet North of right-of-way marker 546-00 and running south-eastward along said Highway 671 feet; thence Southwestward 229 feet; thence northwestward 646 feet along a fence of the Louisville & Nashville Railroad Company to a certain road; thence along side of said certain road a distance of 88 feet in a northeastward direction to a point of beginning, being in the South Half of the Northeast quarter of Section 18, Township 21, Range 2 West, and being the same lands conveyed in that certain deed from J. C. Garrett and wife Indor Garrett to J. E. Naish and C. B. Naish, which is recorded in Deed Book 75, on page 250, in the office of the Judge of Probate of Shelby County, Alabama.

LESS AND EXCEPT that parcel of land conveyed to Joseph Wayne Key and Charley David Wright on March 3, 1975, as recorded in Deed Book 291, Page 54 in the office of the Judge of Probate of Shelby County, Alabama.

TO HAVE AND TO HOLD to the said Grantees for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, and to the heirs and assigns of such survivor forever, together with every contingent remainder and right of reversion.

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And we do for ourselves and for our heirs, executors, and administrators covenant with the said Grantees, their heirs and assigns, that we are lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that we have a good right to sell and convey the same as aforesaid; that we will and 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 and seals this 21 day of July, 1975.

Ben F. Grubbs
Ben F. Grubbs, as executor of the Estate of Minnie Naish, Deceased

Frances N. Grubbs
Frances N. Grubbs

Raymond F. Naish
Raymond F. Naish

Ben F. Grubbs
Ben F. Grubbs

Wynette Naish
Wynette Naish

Kerby Naish
Kerby Naish

Neil N. Swindle
Neil N. Swindle

Kathy Naish
Kathy Naish

DeLeon Swindle
DeLeon Swindle

Ann Cardwell
Ann Cardwell (who is one and the same person as Annie N. Richardson)

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STATE OF ALABAMA)
SHELBY COUNTY)

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Shelby Cnty Judge of Probate, AL
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I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Ben F. Grubbs, as Executor of the Estate of Minnie Naish, Deceased, 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 and in his capacity as Executor of the Estate of Minnie Naish, on the day the same bears date.

Given under my hand and official seal this 21 day of July, 1975.

Anita G. Robinson
Notary Public



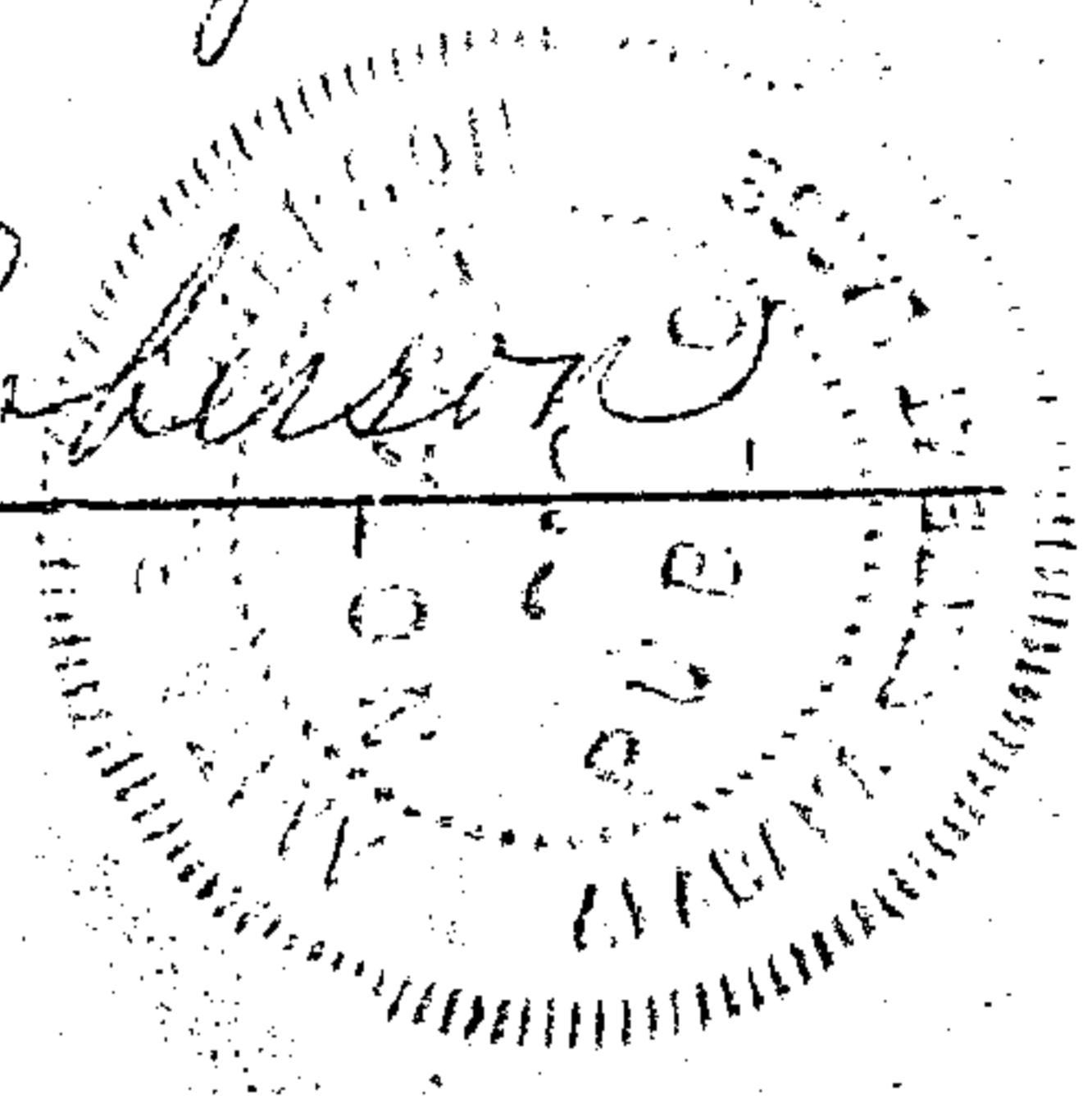
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STATE OF ALABAMA
SHELBY COUNTY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Frances N. Grubbs and husband, Ben F. Grubbs, 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 17 day of July, 1975.

Anita R. Robinson
Notary Public



STATE OF Alabama
Jefferson COUNTY,

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Raymond F. Naish and wife, Wynette Naish, 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 19 day of July, 1975.

Elizabeth Galston
Notary Public

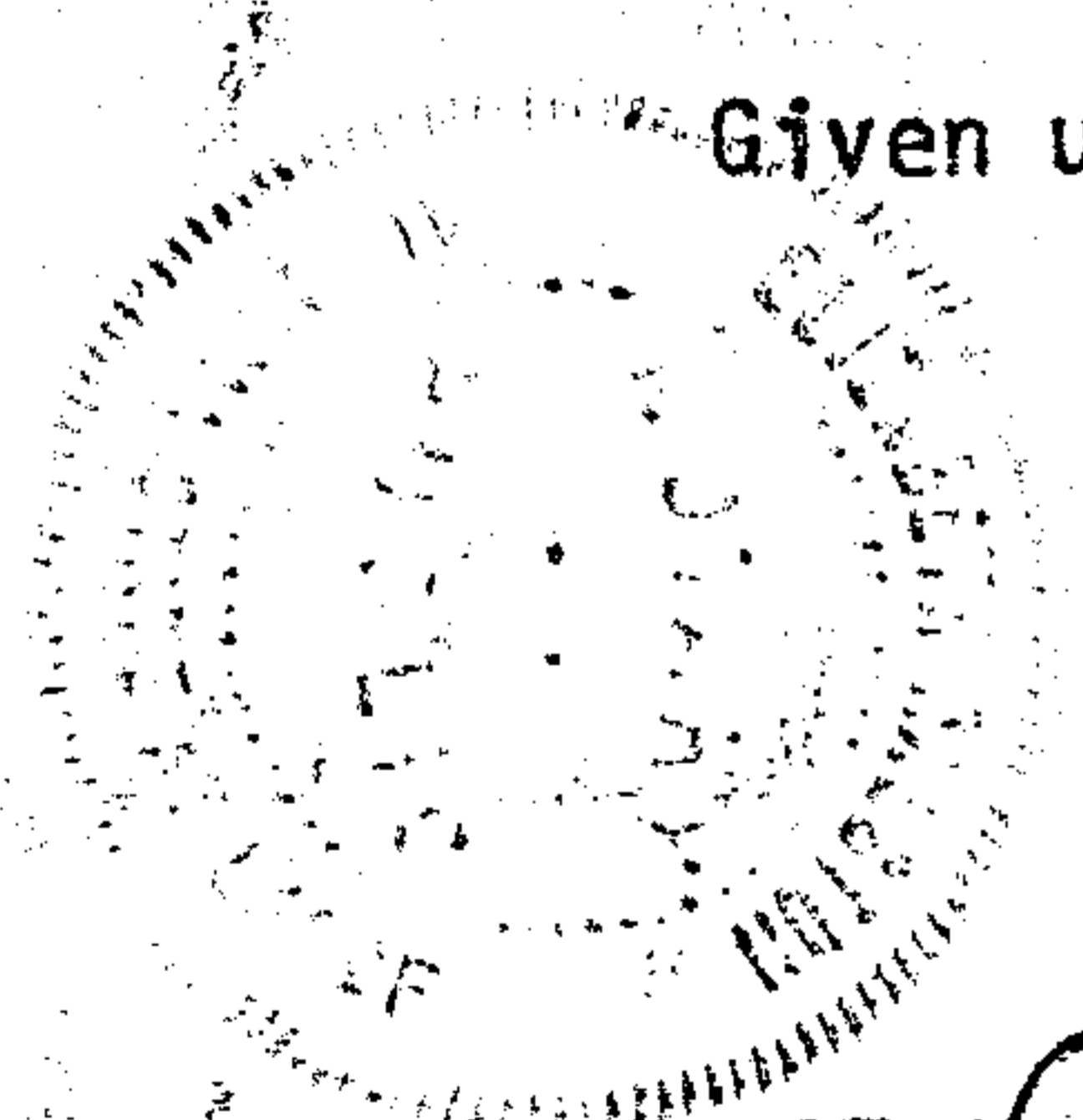
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STATE OF Alabama
Jefferson COUNTY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Kerby B. Naish and wife, Kathy Naish, whose names are signed to the foregoing conveyance, and who are known to me, acknowledge 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 19 day of July, 1975.

Elizabeth Galston
Notary Public



STATE OF Alabama
Jefferson COUNTY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Nell N. Swindle and husband, Deleon Swindle, 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 21st day of July, 1975.

Grace Cardwell
Notary Public

My Commission expires Dec 20, 1977.

STATE OF Alabama
Shelby COUNTY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Ann Cardwell, a widow who is one and the same person Annie N. Richardson, 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, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 18th day of July, 1975.

Ernest V. Waldrop
Notary Public



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Shelby Cnty Judge of Probate, AL
08/15/1975 12:00:00AM FILED/CERT

STATE BEALA SYSTEM CO.
I CERTIFY THIS INSTRUMENT WAS FILED
1975 AUG 15 AM 9:00
Read Sep 5. 00
Ernest V. Waldrop, Jr.
JUDGE OF PROBATE