

This instrument was prepared by

(Name) WALLACE, ELLIS, HEAD & FOWLER, Attorneys

(Address) Columbiana, Alabama 35051

Form 1-1-27 Rev. 1-66

WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama

7340

STATE OF ALABAMA }
SHELBY COUNTY }

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of ONE DOLLAR AND OTHER GOOD AND 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,

Leon McNeal and wife, Nellie McNeal

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

Nellie McNeal

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

Commence at the NE corner of the NE 1/4 of the SW 1/4 of Section 28, Township 21 South, Range 1 East; thence run West along the North line of said quarter-quarter section a distance of 153.68 feet to the point of beginning; thence continue West along the North line of said quarter-quarter section a distance of 141.52 feet; thence turn an angle of 90 deg. 34 min. 30 sec. to the left and run a distance of 85.40 feet; thence turn an angle of 79 deg. 46 min. 38 sec. to the left and run a distance of 299.54 feet to the point of beginning. Situated in the NE 1/4 of the SW 1/4 of Section 28, Township 21 South, Range 1 East, according to the survey of Frank W. Wheeler, Registered Land Surveyor, dated May 28, 1974.

Subject to easements and rights of way of record.

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Shelby Cnty Judge of Probate, AL
09/02/1975 12:00:00AM FILED/CERT

1975 SEP - 2 PM 3:12
Seal Dept. 50
Consul. in Probate
JUDGE OF PROBATE
STATE OF ALABAMA, SHELBY CO.
I CERTIFY THIS INSTRUMENT WAS FILED

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 23rd day of August, 1975.

.....(Seal) Leon McNeal (Seal)
.....(Seal) Nellie McNeal (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 Leon McNeal and wife, Nellie McNeal whose name S 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 27 day of AUG August A. D., 1975

Frank Ellis, Jr.
Notary Public.