

This instrument was prepared by
(Name) Charles F. Daniels, Attorney at Law
(Address) 2028 Highland Avenue, Birmingham, Alabama 35205

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

STATE OF ALABAMA }
Shelby COUNTY } KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Ten and no/100 Dollars 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,
Ethlene Robertson, a widow

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

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

A plot of land consisting of 3/4 acre situated in the SW 1/4 of SW 1/4 of Sec. 23, T 19 - R 1 East described as commencing at the N.W. corner of the S.W. of S.W. run East along 40 line 413 ft. to the point of beginning, continue East along 40 line 247 ft. to a point on 40 line and the center of 40, then run South 158 ft. to a point on Hy. Way #280 R.O.W., then S.W. along R.O.W. 58 ft. to a point, then 45° N.W. 268 ft. to a point on 40 line and the point of beginning.

BOOK 295 PAGE 453

19751110000062770 1/1 \$.00
Shelby Cnty Judge of Probate, AL
11/10/1975 12:00:00AM FILED/CERT

STATE OF ALA. SHELBY CO.
I CERTIFY THIS INSTRUMENT WAS FILED
1975 NOV 10 PM 4:02
Blod Taylor
Cory J. Anderson
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 27th day of August, 1974.

(Seal) Ethlene Robertson (Seal)
Ethlene Robertson (Seal)
(Seal) (Seal)

STATE OF ALABAMA }
Shelby COUNTY } General Acknowledgment
I, Charles F. Daniels, a Notary Public in and for said County, in said State, hereby certify that Ethlene Robertson, a widow 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 27th day of August, A. D. 1974.
Charles F. Daniels
Notary Public

