

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

(Address) Columbiana, Alabama 35051

1692

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 Thousand, Five Hundred and no/100 (\$1,500.00) Dollars

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, Jimmie Lee Allen, a widow

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

Frances A. Tolbert

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

SEE EXHIBIT "A" ATTACHED HERETO FOR DESCRIPTION, AND MADE PART AND PARCEL
HEREOF AS FULLY AS IF SET OUT HEREIN.



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Shelby Cnty Judge of Probate, AL
01/14/1976 12:00:00AM FILED/CERT

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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 14th day of January, 1976.

(Seal)

Jimmie Lee Allen

(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 Jimmie Lee Allen, 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 14th day of January

Ruth J. Brown

Notary Public

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Part of the SW $\frac{1}{4}$ of NW $\frac{1}{4}$ of Section 1, Township 21 South, Range 3 West, described as follows: Commence at the SE corner of said quarter-quarter section and run Northerly along East line for a distance of 601.15 feet; thence turn an angle to left of 50 deg. 19 min. and run 613.75 feet, to the point of beginning; thence turn an angle to left of 122 deg. 28 min. and run 50 feet; thence turn angle to right of 95 deg. 49 min. and run 90 feet; thence turn an angle to left of 125 deg. 00 min. and run 199.8 feet; thence turn angle to left of 77 deg. 00 min. and run 251.0 feet; thence turn angle to left of 59 deg. 26 min. and run 86.29 feet; thence turn angle to right of 11 deg. 57 min. and run 226.3 feet; thence turn angle to left of 151 deg. 43 min. and run 194.3 feet; thence turn angle to right of 21 deg. 00 min. and run a distance of 147.7 feet; thence turn angle to right of 20 deg. 45 min. and run a distance of 69.9 feet to point of beginning, being the same property heretofore conveyed to J. W. Allen and wife, Jimmie Lee Allen, as shown by deed recorded in Deed Book 122 at page 47 in said Probate Office, less and except the following described parcel:

From the SE corner of the SW $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 1, Township 21 South, Range 3 West, run Northerly along the East line of said quarter-quarter section 601.15 feet; thence turn left an angle of 50 deg. 19 min. and run 613.75 feet; thence turn left an angle of 122 deg. 28 min. and run 50.0 feet; thence turn right an angle of 95 deg. 49 min. and run 90.0 feet; thence turn left an angle of 125 deg. 00 min. and run 199.8 feet; thence turn left an angle of 77 deg. 00 min. and run 251.0 feet; thence turn left an angle of 59 deg. 26 min. and run 86.29 feet; thence turn right an angle of 11 deg. 57 min. and run 226.30 feet; thence turn left an angle of 151 deg. 43 min. and run 194.30 feet to the point of beginning of property herein described; thence turn right an angle of 21 deg. 00 min. and run 105.00 feet; thence turn an angle of 90 deg. 00 min. and run 105.00 feet; thence turn left an angle of 90 deg. 00 min. and run 105.00 feet; thence turn left an angle of 90 deg. 00 min. and run 105.00 feet to the point of beginning. This being a part of the SW $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 1, Township 21 South, Range 3 West, containing 1/2 acre, more or less, being the same property heretofore conveyed by said J. W. Allen and wife, Jimmie Lee Allen, to H. A. Oden and wife, Wilma Oden, as shown by deed recorded in Deed Book 149, at page 445 in said Probate Office.

SIGNED FOR IDENTIFICATION:

Jimmie Lee Allen
Jimmie Lee Allen, a widow

Witness:

Ruth J. Brown

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Shelby Cnty Judge of Probate, AL
01/14/1976 12:00:00AM FILED/CERT

JUDGE OF PROBATE

Conrad J. Brown

Deed Book 150

1976 JAN 14 AM 11:15

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