

This instrument was prepared by
(Name) Wallace, Ellis, Head & Fowler

(Address) Columbiana, Alabama 35051

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 & NO/100 (\$1.00) DOLLARS

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we: Frances Gwin, a widow; Billy W. Morrell, an unmarried man; Theo W. Morrell, an unmarried man; Leo W. Morrell and wife, Ruby Morrell; Violet Spates and husband, John E. Spates; Clara Kelley and husband, D. E. Kelley

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

Leo W. Morrell

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

Commence at the NW corner of the NE $\frac{1}{4}$ of the SE $\frac{1}{4}$, Section 3, Township 20 South, Range 2 East; thence run South along the West line of said $\frac{1}{4}$ $\frac{1}{4}$ Section a distance of 535 feet, to the SW corner of the Christine Givens lot in Deed Book 278, page 704 and the point of beginning; thence run East and parallel with the North line of said $\frac{1}{4}$ $\frac{1}{4}$ Section, and along the South line of the said Christine Givens lot a distance of 880 feet, more or less, to the West R/W line of the Chancellor Ferry Road; thence run Southeasterly along said right of way line a distance of 440 feet, more or less, to the center line of a drainage ditch; thence run in a Southwesterly direction a distance of 1132 feet, more or less, to a point on the West line of said $\frac{1}{4}$ $\frac{1}{4}$ Section, said point being 1265 feet South of the NW corner of said $\frac{1}{4}$ $\frac{1}{4}$ Section; thence run North along the West line of said $\frac{1}{4}$ $\frac{1}{4}$ Section a distance of 730 feet to the point of beginning. Situated in the NE $\frac{1}{4}$ of the SE $\frac{1}{4}$, Section 3, Township 20 South, Range 2 East, Shelby County, Alabama, and containing 13.00 acres.

19760204000007290 1/2 \$.00
Shelby Cnty Judge of Probate, AL
02/04/1976 12:00:00AM FILED/CERT

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 day of 23rd January, 1976.

Frances Gwin (SEAL)

Violet Spates (Seal)

John E. Spates (Seal)

Clara Kelley (Seal)

D. E. Kelley (Seal)

STATE OF ALABAMA
SHELBY COUNTY

Billy W. Morrell (SEAL)

Theo W. Morrell (Seal)

Leo W. Morrell (Seal)

Ruby Morrell (SEAL)

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Frances Gwin, 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 23 day of January, A. D., 1976.

William M. Williamson

C. C. Rye

Notary Public.

on this day, that, being informed of the contents of the conveyance executed the same voluntarily
on the day the same bears date.

Given under my hand and official seal this.....day of.....A. D., 19.....

Notary Public.

STATE OF ALABAMA

SHELBY

COUNTY

General Acknowledgment

I, the undersigned....., a Notary Public in and for said County, in said State,
hereby certify that.....BILLY W. MORRELL, an unmarried man.....
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 31 day of January.....A. D., 1976.....

Notary Public.

STATE OF ALABAMA

SHELBY

COUNTY

General Acknowledgment

I, the undersigned....., a Notary Public in and for said County, in said State,
hereby certify that.....THEO W. MORRELL, an unmarried man.....
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 31 day of January.....A. D., 1976.....

Notary Public.

STATE OF ALABAMA

SHELBY

COUNTY

General Acknowledgment

I, the undersigned....., a Notary Public in and for said County, in said State,
hereby certify that.....LEO W. MORRELL and wife, RUBY MORRELL.....
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 31 day of January.....A. D., 1976.....

Notary Public.

STATE OF ALABAMA

SHELBY

COUNTY

General Acknowledgment

I, the undersigned....., a Notary Public in and for said County, in said State,
hereby certify that.....VIOLET SPATES and husband, JOHN E. SPATES.....
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 3rd day of February.....A. D., 1976.....

Notary Public.

My Commission Expires September 29, 1976

STATE OF ALABAMA

SHELBY

COUNTY

General Acknowledgment

I, the undersigned....., a Notary Public in and for said County, in said State,
hereby certify that.....CLARA KELLEY and husband, D. E. KELLEY.....
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 3rd day of February.....A. D., 1976.....

Notary Public.

My Commission Expires September 29, 1976

BOOK PAGE 616