

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

(Address) Columbiana, Alabama 35051

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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 TEN DOLLARS & 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,

Pearl Joyce, a widow

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

W. K., Inc.

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

A parcel of land situated in the SE¼ of SW¼ of Section 12, Township 20, Range 1 West, more particularly described as follows:

Commence at an old iron stob situated at the intersection of the West boundary of Ballanger Street and the North boundary of an old road; and run thence Westerly along said old road bed 210 feet to a point; thence turn a 90 deg. angle to the right and run thence Northerly to the South boundary of Shelby County Road No. 49; thence turn an angle to the right, and run thence Easterly along the South boundary of said Highway No. 49 to its intersection with the West boundary of said Ballanger Street; thence Southerly along the West boundary of said Ballanger Street to point of beginning.

There is excepted from this conveyance that certain property conveyed by deeds recorded in the Probate Office of Shelby County, Alabama in Deed Book 214, page 675, and in Deed Book 287, page 743. Also excepting highway right of way in Section 12, Township 20 South, Range 1 West.

BOOK 297 PAGE 247



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Shelby Cnty Judge of Probate, AL
02/24/1976 12:00:00 AM FILED/CERT

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
1976 FEB 24 AM 11:23
Consul J. B. Smith
JUDGE OF PROBATE

TO HAVE AND TO HOLD to the said grantee, its successors and assigns forever.

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said GRANTEES, its successors 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, its successors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set my hands(s) and seal(s), this 24th day of February, 1976.

(Seal)
(Seal)
(Seal)

Pearl Joyce (Seal)
(Pearl Joyce)
(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 Pearl Joyce, 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 24th day of February, A. D., 1976.

Lamie Brasher
Notary Public.