

This instrument was prepared by

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

(Address) Columbiana, Alabama 35051 3668

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 DOLLAR AND LOVE AND AFFECTION

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

G. B. Bentley and wife, Julia D. Bentley

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

Ernestine Bentley, Diane B. Ellis, Larry L. Bentley and Syliva B. McDonald

(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 SE $\frac{1}{4}$ of the NW $\frac{1}{4}$ and the NE $\frac{1}{4}$ of the NW $\frac{1}{4}$, Section 23, Township 20 South, Range 1 West: Begin at a point where the eastern right of way line of paved Columbiana-Chelsea highway intersects Yellow Leaf Creek for point of beginning; thence run in a southerly or southwesterly direction along the eastern right of way line of said paved highway a distance of 218 feet to a point; thence run due east to Yellow Leaf Creek; thence turn to the left and run in a westerly and northwesterly direction along said creek following the meanderings thereof, to point of beginning.



19760331000028300 1/1 \$.00
Shelby Cnty Judge of Probate, AL
03/31/1976 01:00:00 AM FILED/CERT

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
1976 MAR 31 AM 8:41
Need Tax. 50
Conrad M. Bentley
JUDGE OF PROBATE

BOOK 297 823

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 20th day of February, 1976.

(Seal)
(Seal)
(Seal)

G B Bentley (Seal)
Julia D Bentley (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 G. B. Bentley and wife, Julia D. Bentley 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 20th day of February, A. D., 1976.

Eva D. Mooney
Notary Public.