

This instrument was prepared by Donald L. Newsom
(Name) Corretti, Newsom & Rogers
(Address) 529 Frank Nelson Building
Birmingham, Alabama, 35203

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

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

That in consideration of Twelve thousand and No/100 - - - - - DOLLARS

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I
or we, Bonnie M. Kinsman and husband, George S. Kinsman

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

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

Commence at the Southeast corner of Section 26, Township 19 South, Range 1 West; thence run North along the East line of said Section 26, a distance of 1286.40 feet; thence turn an angle of 90 deg. 00 min. to the left and run a distance of 2673.19 feet to a pipe; thence turn an angle of 89 deg. 46 min. 31 sec. to the right and run North along an old fence line a distance of 270.40 feet to the point of beginning; thence turn an angle of 01 deg. 05 min. 00 sec. to the right and continue along an old fence line a distance of 215.20 feet; thence turn an angle of 99 deg. 06 min. 22 sec. to the right and run along an old fence line a distance of 617.35 feet to a point on the West right-of-way line of Shelby County Highway No. 39; thence turn an angle of 117 deg. 02 min. 38 sec. to the right, to the chord of a right-of-way curve, and run along said right-of-way curve, a chord distance of 269.05 feet; thence turn an angle of 66 deg. 19 min. 36 sec. to the right and run along an old fence line a distance of 461.76 feet to the point of beginning. Situated in the NW $\frac{1}{4}$ of the SE $\frac{1}{4}$, Section 26, Township 19 South, Range 1 West, Huntsville Meridian, Shelby County, Alabama, and containing 2.81 acres, according to Survey of Frank W. Wheeler, dated April 20, 1976, and being the same property heretofore conveyed to E. H. Payne, now deceased, and Edna Payne, now deceased, as shown by deed recorded in Deed Book 151, at page 497, Office of Judge of Probate of Shelby County, Alabama.

Subject to ad valorem taxes for tax year 1976;
Subject to following transmission line permits to Alabama Power Company in Deed Book 141, page 449 and Deed Book 150, page 384, in aforesaid Probate Office;

19760920000089660 1/1 \$.00
Shelby Cnty Judge of Probate, AL
09/20/1976 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 3rd

day of September, 1976

BOOK 301 PAGE 15
STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
1976 SEP 20 PM 4:10
Deed Book 12
Comal M. Brouder
JUDGE OF PROBATE

Bonnie M. Kinsman (Seal)
Bonnie M. Kinsman

(Seal)

George S. Kinsman (Seal)
George S. Kinsman

STATE OF ALABAMA }
SHELBY COUNTY }

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Bonnie M. Kinsman and husband, George S. Kinsman whose names 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 September A. D., 1976

Mary D. Thompson
Notary Public