

This instrument was prepared by

(Name) Wade H. Morton, Jr., Attorney at Law

(Address) P O Box 1227, 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: 624

That in consideration of One Thousand and No/100 (\$1,000.00) Dollars and 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,

DEWEY HARDIN and wife, LINDA HARDIN,

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

JOHN FREDERICK DUKE

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

That part of the NW $\frac{1}{4}$  of the NW $\frac{1}{4}$  of Section 31, Township 18 South, Range 1 West, Shelby County, Alabama, described as follows: Commence at the Southeast corner of said  $\frac{1}{4}$ - $\frac{1}{4}$  Section and run thence Northerly along the East line of said  $\frac{1}{4}$ - $\frac{1}{4}$  Section 498.27 feet; thence 89 deg. 01 min. left 100 feet to the point of beginning of tract of land herein conveyed; thence continue along the last mentioned course Westerly 236.5 feet; thence 89 deg. 01 min. right Northerly 166.09 feet; thence 90 deg. 59 min. right Easterly 236.5 feet; thence 89 deg. 01 min. right Southerly 166.09 feet to the point of beginning. Mineral and mining rights excepted.

19761021000101140 1/1 \$ .00  
Shelby Cnty Judge of Probate, AL  
10/21/1976 12:00:00AM FILED/CERT

STATE OF ALA. SHELBY CO.  
I CERTIFY THIS  
INSTRUMENT WAS FILED  
1976 OCT 21 PM 1:46  
Deed for 1.00  
Conveyance  
JUDGE OF PROBATE

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 October, 1976.

(Seal)

Dewey Hardin (Seal)

(Seal)

Linda Hardin (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 Dewey Hardin and wife, Linda Hardin, 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 20th day of October

Wade H. Morton  
Notary Public