

This instrument was prepared by

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

(Address) Columbiana, ALABAMA 35051

Form 1-1-27 Rev. 1-66

WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama

19761027000103350 1/1 \$ .00  
Shelby Cnty Judge of Probate, AL  
10/27/1976 12:00:00AM FILED/CERT

STATE OF ALABAMA

SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS: 776

That in consideration of TWO THOUSAND SIX HUNDRED FIFTY SIX AND 50/100 (\$2,656.50)

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

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

Eddie L. Barkley

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

Beginning at the Southwest corner of Lot No. 12, Block No. 2, according to the plot or map of the Town of Wilton, Alabama, made by J. E. Bozeman, which map is recorded in the Probate Office of Shelby County, Alabama in Book 14, Page 239 of Record of Deeds, and running in a Northward direction along the East side of the Centreville and Montevallo Highway a distance of 55½ feet, thence in an Easterly direction a distance of 145 feet, thence in a Westerly direction a distance of 171 feet to point of beginning. Said lot being a triangular lot, situated in Shelby County, Alabama.

The land lying Southwest and extending Southwesterly to the public road, running Southwest of the following described line that is in the Town of Wilton, Shelby County, Alabama, to-wit: From a point of Lot 12, in Block 2 of the Birmingham Junction Survey, a map of which is recorded in Deed Book 14, Page 239, in the Probate Office of Shelby County, Alabama, Seven (7) feet Northeast of the existing building located on the southern portion of said Lot 12 on the east side of and facing Highway 25, which point is also 83.30 feet Northeast of the Junction of Highway 25 and the County Road, which said junction is the southwest corner of said Lot 12, and from said point run in a Southeasterly direction on a course through a point one foot East of the easternmost point of the building on the Southeast portion of said Lot 12 and continue on said course 166.35 feet to the north side of the county road which said line was established by iron stakes placed by Alton Young, Registered Surveyor No. 1666 on or about February 2, 1963, and approved on the ground by the parties to an agreement dated February 13, 1963, situated in Shelby County, Alabama.

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, I have hereunto set my hands(s) and seal(s), this 20 day of October, 1976.

Margaret E. Garrett (Seal)  
Alton Young (Seal)  
Eddie L. Barkley (Seal)

Zelpha Elaine Garrett (Seal)  
(Seal)  
(Seal)

FLORIDA  
STATE OF ALABAMA  
BAY COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Zelpha Elaine Garrett 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 20 day of October, A. D., 1976.

NOTARY PUBLIC STATE OF FLORIDA  
MY COMMISSION EXPIRES 13 DEC 1976