

THIS INSTRUMENT PREPARED

NAME Dale Corley

ADDRESS 2117 Magnolia Avenue, Birmingham, Alabama 35205

WARRANTY DEED (Without Survivorship)

ALABAMA TITLE CO., INC.

893

State of Alabama

SHELBY

COUNTY

Know All Men By These Presents,

That in consideration One Hundred Eight Thousand Nine Hundred and no/100----- DOLLARS

to the undersigned grantor Dorothy Marie Walker Heaton and husband, P. A. Heaton

in hand paid by Three C's, an Alabama General Partnership

the receipt whereof is acknowledged we the said Dorothy Marie Walker Heaton and husband, P. A. Heaton

do grant, bargain, sell and convey unto the said Three C's, an Alabama General Partnership

the following described real estate, situated in Shelby County, Alabama,

to-wit:

Beginning at the Northeast corner of the SE 1/4 of NE 1/4 of Section 9, Township 21 South, Range 3 West, run 364.25 feet south along the east line of said quarter quarter section; thence turn an angle of 90° 10' 30" right and run in a westerly direction 2503 feet, more or less, to the southeast corner of Doctor Frank Abernathy's property as recorded in Vol. 298, Page 284 in the Probate Office of Shelby County, Alabama, thence turn 86° 20' 49" right and run northerly 966.64 feet, more or less, along the east line of said Doctor Abernathy's property to the northeast corner of said property, thence turn 93° 41' 49" right and run 1449.00 feet, more or less, thence turn 74° 00' left and run 89.70 feet, more or less, thence turn 106° 09' right and run 1288.49 feet, more or less, to the point of beginning; containing 49.5 acres, more or less, and being situated in the North 1/2 of Section 9, Township 21 South, Range 3 West.

Subject to current taxes.

\$98,130.20 of the purchase price recited hereinabove was paid from a mortgage loan closed simultaneously herewith.



19761030000104570 1/1 \$.00
Shelby Cnty Judge of Probate, AL
10/30/1976 12:00:00AM FILED/CERT

STATE OF ALA. SHELBY CO.
I HEREBY CERTIFY THIS INSTRUMENT WAS FILED
1976 OCT 30 AM 8:39
Dale Corley
JUDGE OF PROBATE

BOOK 301 PAGE 779

TO HAVE AND TO HOLD, to the said GRANTEE(S) his, her or their 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:

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 hand and seal, this 28th day of October, 19 76.

WITNESS:

Dorothy Marie Walker Heaton
Dorothy Marie Walker Heaton
P. A. Heaton
P. A. Heaton

State of ALABAMA

JEFFERSON

COUNTY

General Acknowledgement

I, the undersigned, hereby certify that Dorothy Marie Walker Heaton and husband, P. A. Heaton whose names are signed to the foregoing conveyance, and who are know 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 28th day of October, A. D., 19 76

Wallie H. Ship
Notary Public
My Commission Expires Feb. 24, 1978