

This instrument was prepared by

(Name) ✓ Scott-Long Realty, Inc.

(Address) Montevallo, Alabama

7072

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

STATE OF ALABAMA

SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS:

60.00

That in consideration of one 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, Victor Scott and Charlene H. Scott, W. D. Upton and Ann Y. Upton, and Sherman Holland, Jr.

and Carolyn M. Holland

unto

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

Citizens Bank and Trust Company, Inc.

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

A part of the Southwest Quarter of the Southwest Quarter of Section 25, Township 20 South, Range 3 West and the Southeast Quarter of the Southeast Quarter of Section 26, Township 20 South, Range 3 West, more particularly described as follows: Commence at the Southwest Corner of the Southwest Quarter of the Southwest Quarter of Section 25, Township 20 South, Range 3 West and run East along South line of said $\frac{1}{4}$ - $\frac{1}{4}$ Section a distance of 130.60 feet to a point on the Westerly right-of-way line of U. S. Highway #31; thence turn an angle to the left of 75 deg. 29 min. and run Northerly along said Westerly right-of-way line a distance of 200.0 feet to the point of beginning; thence continue Northerly along said Westerly right-of-way line a distance 200.0 feet; thence turn an angle to the left of 90 deg. 00 min. and run Westerly a distance of 296.76 feet to a point on the Easterly right-of-way line of Louisville and Nashville Railroad; thence turn an angle to the left of 97 deg. 38 min. 30 sec. and run Southerly along said Easterly right-of-way line a distance of 201.79 feet; thence turn an angle to the left of 82 deg. 21 min. 30 sec. and run Easterly a distance of 269.93 feet to the point of beginning. Situated in Shelby County, Alabama.

19770401000029840 1/2 \$.00
Shelby Cnty Judge of Probate, AL
04/01/1977 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 25 day of March, 19 77

Victor Scott (Seal)
Victor Scott
W. D. Upton (Seal)
W. D. Upton
Sherman Holland, Jr. (Seal)
Sherman Holland, Jr.

Charlene H. Scott (Seal)
Charlene H. Scott
Ann Y. Upton (Seal)
Ann Y. Upton
Carolyn M. Holland (Seal)
Carolyn M. Holland

STATE OF ALABAMA

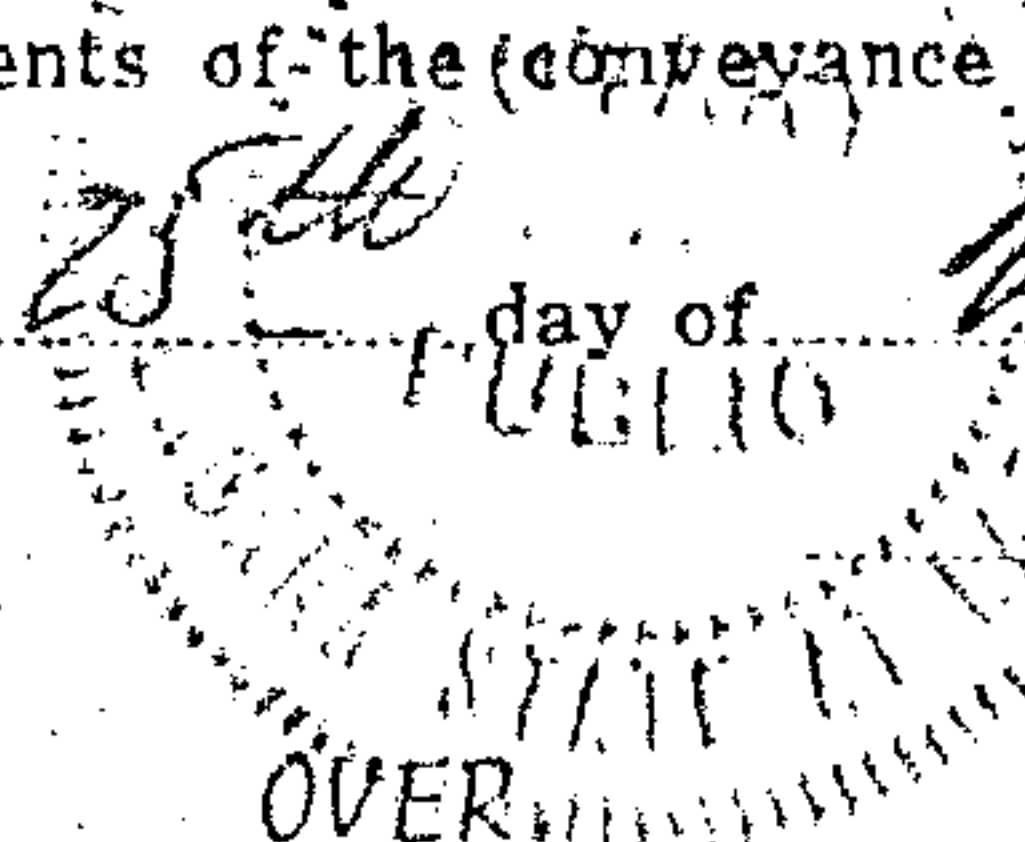
At Large

COUNTY

General Acknowledgment

I, Johnny W. Osting a Notary Public in and for said County, in said State, hereby certify that Sherman Holland, Jr. and Carolyn M. Holland (Holland and Wife) 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 25th day of March, A. D., 19 77



Johnny W. Osting
Notary Public

65

STATE OF ALABAMA
SHELBY COUNTY

GENERAL ACKNOWLEDGMENT

I, Corinne P. Parr, a Notary Public in and for said County, in said State, hereby certify that W.D. Upton and Ann G. Upton (husband + wife) 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 25th day of March A.D., 1977

Corinne P. Parr
Notary Public

My commission expires 2-25-79

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STATE OF ALABAMA
SHELBY COUNTY

GENERAL ACKNOWLEDGMENT

I, Corinne P. Parr, a Notary Public in and for said County, in said State, hereby certify that Victor Scott + Charlene H. Scott (Husband + wife) 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 25th day of March A.D., 1977

Corinne P. Parr
Notary Public

My commission expires 2-25-79



19770401000029840 2/2 \$.00
Shelby Cnty Judge of Probate, AL
04/01/1977 12:00:00AM FILED/CERT

ALABAMA SHELBY CO.
CLERK OF THE COURT
77 APR -1 PM 10:10
Ad Jax \$60.00
Pr. \$5.00
Grd. 1.00
\$66.00

RETURN TO:

TO

WARRANTY DEED

STATE OF ALABAMA,
County.

Judge of Probate

This Form Furnished by



RECORD FEE \$

REALTY TITLE DIVISION
2025 4TH AVENUE NORTH
BIRMINGHAM, ALABAMA

B.T. 7