

C-8

Shelby CC-77

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This instrument was prepared by

(Name) Martha Carroll

9232

(Address) 2714 19th Pl. S. Birmingham, Alabama 35209

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

STATE OF ALABAMA

SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS:

19770531000052740 1/1 \$.00
Shelby Cnty Judge of Probate, AL
05/31/1977 12:00:00AM FILED/CERT

That in consideration of \$1,000 (One thousand dollars and no cents)

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, Harold R. Walker and Wife Frances J. Walker

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

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

Part of the Northeast Quarter of the Northwest Quarter of Section 2, Township 20 South, Range 3 West, Shelby County, Alabama, being more particularly described as follows:

Beginning at the Southeast corner of said Quarter-Quarter section run in a Northerly direction along the East line of said Quarter-Quarter section for a distance of 390.00 feet, thence turn an angle to the left of 87 degrees 57 minutes 45 seconds and run in a Westerly direction for a distance of 179.60 feet to a point on a curve, said curve having the following characteristics, being concave in a Northwesternly direction and having a radius of 392.67 feet, thence turn an angle to the left and run along said curve for a distance of 58.16 feet to the point of ending of said curve, the point of ending of said curve being 65 degrees 26 minutes 59 seconds left and 58.11 feet along the chord from last mentioned point, thence turn an angle to the right of 4 degrees 14 minutes 35 seconds from chord and run in a Southwesterly direction for a distance of 189.18 feet to a point of beginning of another curve said curve having the following characteristics, being a curve to the left, being concave in an Easterly direction, having a central angle of 92 degrees 19 minutes 51 seconds and a radius of 15.00 feet, thence turn an angle to the left and run along said curve for a distance of 24.17 feet to the point of ending of said curve, thence run along a line tangent to said curve for a distance of 337.64 feet, more or less, to the point of beginning.

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, WE have hereunto set OUR hands(s) and seal(s), this 26 day of May, 1977

STATE OF ALA. SHELBY CO.

I CERTIFY THIS INSTRUMENT WAS FILED

1977 MAY 31 PM 2:03

STATE OF ALABAMA JUDGE OF PROBATE SHELBY COUNTY

I, Linda O. Moore, a Notary Public in and for said County, in said State, hereby certify that Harold R. Walker and wife, Frances J. Walker, 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 16th day of May, 1977

General Acknowledgment

Harold R. Walker (Seal)
Frances J. Walker (Seal)
Linda O. Moore (Seal)
Notary Public

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