

This instrument was prepared by

(Name) Dora Ellen P. Phillips

2420

5.00 per

(Address) P.O. Box 416, Pelham, Ala. 35124

Miss Pavel
9-30-77

WARRANTY DEED - LAND TITLE COMPANY OF ALABAMA, Birmingham, Alabama

STATE OF ALABAMA

SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Assumption of \$93,298.48 of a principal mortgage, \$240,000.00, recorded Sept. 15, 1972 at 3:32 P.M., Volume 325, p 621, office of Probate Shelby County, Alabama.

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

Carlos H. Johnson and wife, Frances E. Johnson

Fred L. McDaniel and wife, Eleanor W. McDaniel

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

Carlos Johnson Bld., Inc.

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

SEE ATTACHED LEGAL DESCRIPTION OF PARCEL II

PARCEL III:

Lot 1, Block 2, according to the survey of Meadowview, First Sector, as recorded in Map Book 6, page 48, in the Probate Office of Shelby County, Alabama.

Lots 16 & 18, Block 2, Lots 11 & 13, Block 5 and Lot 4 Block 6, according to the survey of Meadowview, First Sector Addition, as recorded in Map Book 6, page 109, in the Probate Office of Shelby County, Alabama.



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Shelby Cnty Judge of Probate, AL
10/04/1977 12:00:00AM FILED/CERT

successors

TO HAVE AND TO HOLD to the said grantee, his, her or their ~~and~~ assigns forever.

successors

And I (we) do for myself (ourselves) and for my (our) ~~and~~ executors, and administrators covenant with the said GRANTEES, their ~~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) ~~and~~ executors and administrators shall warrant and defend the same to the said GRANTEES, their ~~and~~ assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, we have hereunto set our hands(s) and seal(s), this 12th day of September, 1977.

STATE OF ALABAMA
SHELBY COUNTY

(Seal)

244 Phon Mtg 325-621

177 OCT -4 PM 3 15

(Seal)

Rec. 400
100

(Seal)

JUDGE OF PROBATE

Fred L. McDaniel

(Seal)

Eleanor W. McDaniel

(Seal)

Frances E. Johnson

(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 Carlos H. Johnson and wife, Frances E. Johnson; Fred L. McDaniel and wife, Eleanor W. McDaniel whose name ~~are~~ 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 12th day of September, A. D., 1977.

Dora Ellen P. Phillips

Notary Public

Part of the NE $\frac{1}{4}$ of NE $\frac{1}{4}$ of Section 22 and the NW $\frac{1}{4}$ of NW $\frac{1}{4}$ of Section 23, all in Township 21 South, Range 3 West, Shelby County, Alabama, being more particularly described as follows:

Beginning at the southeast corner of Lot-8, Block-6, Meadowview-First Sector Addition as recorded in the office of the Judge of Probate, Shelby County, Alabama, in map volume 6, page 109, run in a easterly direction along the south line of the NE $\frac{1}{4}$ of NE $\frac{1}{4}$ of said Section 22 for a distance of 160.26 feet, more or less, to the southeast corner of said $\frac{1}{4}$ - $\frac{1}{4}$ section, thence turn an angle to the left of $0^{\circ}15'25''$ and run in an easterly direction along the south line of said $\frac{1}{4}$ - $\frac{1}{4}$ section for a distance of 768.70 feet, more or less, to the centerline of a 30 foot Plantation Pipe Line Easement, thence turn an angle to the left of $108^{\circ}14'$ and run in a northwesterly direction along the center of said Plantation Pipe Line Easement for a distance of 86.09 feet, thence turn an angle to the right of $6^{\circ}52'$ and run in a northwesterly direction along the centerline of said Plantation Pipe Line Easement for a distance of 162.60 feet, thence turn an angle to the left of $2^{\circ}32'$ and run in a northwesterly direction along the centerline of said Plantation Pipe Line Easement for a distance of 209.03 feet, thence turn an angle to the right of $2^{\circ}27'$ and run in a northwesterly direction along the centerline of said Plantation Pipe Line Easement for a distance of 37.34 feet, thence turn an angle to the left of $90^{\circ}29'35''$ and run in a southwesterly direction for a distance of 187.58 feet, thence turn an angle to the right of $36^{\circ}00'$ and run in a northwesterly direction for a distance of 88.00 feet, thence turn an angle to the right of $63^{\circ}20'$ and run in a northerly direction for a distance of 400.00 feet, thence turn an angle to the left of $94^{\circ}41'$ and run in a southwesterly direction for a distance of 243.45 feet, thence turn an angle to the right of $7^{\circ}13'$ and run in a westerly direction for a distance of 345.00 feet, thence turn an angle to the left of $89^{\circ}40'$ and run in a southerly direction for a distance of 305.00 feet, thence turn an angle to the left of 90° and run in an easterly direction for a distance of 7.00 feet, thence turn an angle to the right of 90° and run in a southerly direction for a distance of 160.00 feet, thence turn an angle to the left of 90° and run in an easterly direction for a distance of 53.01 feet, thence turn an angle to the right of 90° and run in a southerly direction for a distance of 380.00 feet, more or less, to the point of beginning.



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