

This instrument prepared by

(Name) Malcolm L. Wheeler 4604

(Address) 604 Massey Building, Birmingham, Alabama

Form 1-1-27 Rev. 1-66

WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama

19771128000125860 1/1 \$.00  
Shelby Cnty Judge of Probate, AL  
11/28/1977 12:00:00AM FILED/CERT

STATE OF ALABAMA }  
SHELBY COUNTY }

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of One and no/00 (\$1.00) -----DOLLAR  
and other good and valuable considerations as set out below, and the assumption of mort-  
gage set out below,

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, &  
or we, Michael L. Turpin and wife, Stephanie S. Turpin, who are one and  
the same persons as Michael Lawrence Turpin and Stephanie Sheehan  
Turpin, respectively,

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

Claudia H. Burchfield

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

Commencing at the SE corner of the N-1/2 of Fractional Section "B", Section 12, T 24 N,  
R 12 E, Shelby County, Alabama; thence N 70° 30' W along Fractional 1/2 section line a  
distance of 498.0' to a point in the centerline of Shelby Co. Road No. 18, this point  
being the point of beginning; thence N 4° 00' W along centerline of said road a dis-  
tance of 431.4'; thence S 34° 00' W a distance of 380.0'; thence S 11° 30' E a distance  
of 270.3' to a point along said 1/2 Fractional Section line; thence S 70° 30' E along  
said 1/2 Fractional Section line a distance of 376.3' to the point of beginning. Con-  
taining 3.00 acres, more or less.

24  
PAGE  
309  
BOOK

Subject to:

1. 1978 Advalorem taxes, which Grantee assumes and agrees to pay.
2. Right of way for County road as shown by petition for condemnation recorded in the  
the Probate Minutes 16, Page 99, in the Probate Office of Shelby County, Alabama.
3. Easement to Water Works Board of the Town of Montevallo, recorded in Deed Book 177,  
Page 324, in said Probate Office.
4. Transmission line permit to Alabama Power Company recorded in Deed Book 117, Page  
254, in Probate Office.

As a part of the consideration hereof, \$22,000.00 of the purchase price is represented  
by the exchange of certain property owned by the Grantee herein for subject property be-  
longing to the Grantors herein, evidenced by warranty deed delivered simultaneously here-  
with. Grantee assumes and agrees to pay that certain mortgage to Shelby County Savings &  
Loan Association recorded in Mortgage Book 334, Page 662, in said Probate Office.

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

And ~~he~~ (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 23<sup>rd</sup>  
day of November, 1977.

STATE OF ALA. SHELBY CO.  
I CERTIFY THIS  
INSTRUMENT WAS FILED  
1977 NOV 28 AM 8:19  
Rec. 1.50 - Sec. Mtg. 334  
1.00 - 662  
300  
JUDGE OF PROBATE

Michael L. Turpin (Seal)  
Michael L. Turpin, who is one and the same  
person as Michael Lawrence Turpin  
Stephanie S. Turpin (Seal)  
Stephanie S. Turpin, who is one and the  
same person as Stephanie Sheehan Turpin (Seal)

STATE OF ALABAMA }  
JEFFERSON COUNTY }

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State,  
hereby certify that Michael L. Turpin and wife, Stephanie S. Turpin,  
whose name S 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 23<sup>rd</sup> day of November, A. D., 19 77

Claudia Burchfield  
Rt. 2 Box 169

Malcolm L. Wheeler  
Notary Public