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STATE OF ALABAMA)

WARRANTY DEED

SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS, that in consideration of Thirteen Thousand and No/100 Dollars (\$13,000.00) to the undersigned Grantors in hand paid by the Grantees herein, the receipt whereof is acknowledged, we, LUTHER L. DOTY, JR. and wife, JEAN H. DOTY (herein referred to as Grantors), do grant, bargain, sell and convey unto JAMES H. DUNBAR and BETHEL K. DUNBAR (herein referred to as Grantees), for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, together with every contingent remainder and right of reversion, the following described real estate situated in Shelby County, Alabama, to-wit:

From the southwest corner of the northeast quarter of the northwest quarter of Section 10, Township 19 South, Range 1 West, run in a northerly direction along the west line of said quarter-quarter section for a distance of 328.20 feet to a point on the northwest right of way line of the new Dunnavant Valley Road, said point being the point of beginning of the parcel herein described, thence continue northerly along the west line of said quarter-quarter section 116.05 feet to the southeast right of way line of the old Dunnavant Valley Road; thence turn an angle of 17°-35' right and run in a northeasterly direction along said southeast right of way of said road 210.34 feet; thence turn an angle of 4°-02' left and run northeasterly along said road right of way 215.12 feet; thence turn an angle of 2°-03' right and run northeasterly along said road right of way 264.24 feet; thence turn an angle of 5°-48' left and run northeasterly along said road right of way 140.40 feet; thence turn an angle of 14°-35' right and run northeasterly along said road right of way 107.72 feet to a point on the north line of said quarter-quarter section; thence turn an angle of 65°-32' right and run along said north line of said quarter-quarter section 228.80 feet, more or less, to the northwest right of way line of the new Dunnavant Valley Road, thence run in a southwesterly direction along the northwest right of way line of said new Dunnavant Valley Road 1125.51 feet, more or less, subject to easements of record.



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Shelby Cnty Judge of Probate, AL
05/03/1978 12:00:00AM FILED/CERT

Dunbar Enterprises
1420 Mahan Dr.
Birmingham, AL 35214

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By acceptance of this conveyance, Grantees agree and covenant, for themselves, their heirs and assigns, that there shall be no commercial or industrial facility erected, placed or operated on the real estate conveyed hereby, and that it shall not be used for any purpose other than residential and/or private recreational purposes.

TO HAVE AND TO HOLD to the said Grantees for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, and to the heirs and assigns of such survivor forever, together with every contingent remainder and right of reversion.

And we do for ourselves and for our heirs, executors and administrators covenant with the said Grantees, their heirs and assigns, that we are lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that we have a good right to sell and convey the same as aforesaid; and that we will and 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 and seals, this 7th day of April, 1978.

WITNESS:

Richard T. Dunde

Luther L. Doty, Jr.

(SEAL)

Jean H. Doty

(SEAL)



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Shelby Cnty Judge of Probate, AL
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STATE OF ALABAMA)

JEFFERSON COUNTY)

I, Aline Luster, a Notary Public
in and for said County, in said State, hereby certify that
LUTHER L. DOTY, JR. and wife, JEAN H. DOTY, 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 vol-
untarily on the day the same bears date.

Given under my hand and official seal, this the 7th
day of April, 1978.

Aline Luster
Notary Public



STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
1978 MAY -3 PM 2:56

Thomas A. Swanson, Jr.
JUDGE OF PROBATE

Deed	13.00
Rec.	4.50
Deduct	1.00
	<u>18.50</u>



19780503000052910 3/3 \$.00
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