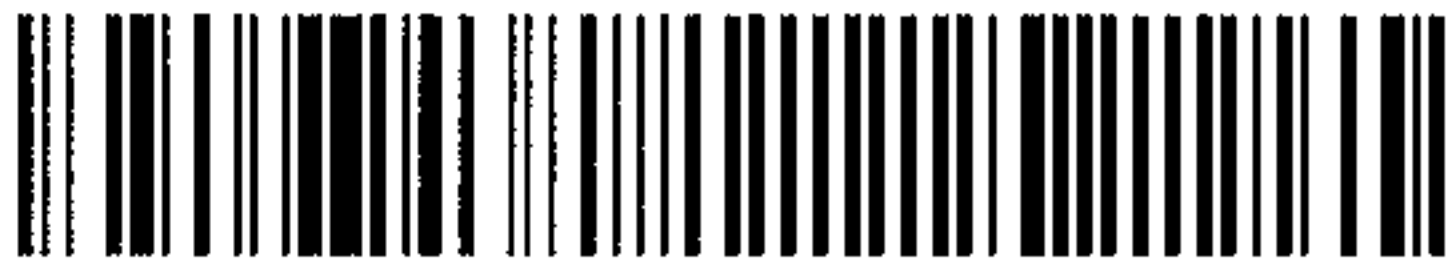


175-

WARRANTY DEED

STATE OF NEW YORK)
) SS:
COUNTY OF NEW YORK)


19780803000101470 1/3 \$.00
Shelby Cnty Judge of Probate, AL
08/03/1978 12:00:00AM FILED/CERT

KNOW ALL MEN BY THESE PRESENTS, that in consideration of One (\$1.00) Dollar and other good and valuable consideration, to the undersigned grantor, ELISE S. WATTS, in hand paid by JULIA YAWKEY GASTON and FREDERICK K. GASTON, III, as Trustees under Agreement of Trust dated May 1st, 1973, for the benefit of ELISE S. WATTS, the receipt whereof is acknowledged, I, the said ELISE S. WATTS, do grant, bargain, sell and convey unto the said JULIA YAWKEY GASTON and FREDERICK K. GASTON, III, as Trustees under Agreement of Trust dated May 1st, 1973, for the benefit of ELISE S. WATTS, the following described real estate situated in Shelby County, Alabama, to wit:

From the Northeast corner of the NE1/4 of the SE1/4 of Section 14, Township 19 South, Range 2 West, run Westerly along the North boundary line of the said NE1/4 of the SE1/4 of Sec. 14, Tsp. 19S., R.2W. for 285.35 feet to the point of beginning of the land herein described and conveyed; Thence continue Westerly along the North boundary line of the NE1/4 of the SE1/4 of Sec. 14, Tsp. 19S., R.2W. for 150.0 feet; Thence turn an angle of 92 Degrees, 06 Minutes, 30 Seconds to the left and run Southerly for 620.72 feet, more or less, to a point on the center line of a New County Road; Thence turn an angle of 84 Degrees, 41 Minutes to the left and run Southeasterly along the center line of said Road for 152.30 feet; Thence turn an angle of 95 Degrees, 27 Minutes, 10 Seconds to the left and run Northerly for 630.0 feet, more or less, to the point of beginning.

This land being a part of the NE1/4 of the SE1/4 of Section 14, Township 19 South, Range 2 West, and being 2.0 acres, more or less.

EXCEPTED However, from the above described land the Right of Way of the New County Road as now located.

Hale Russell Gray Seaman & Birkett
122 East 42nd Street
New York, New York 10017

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BOOK 314 PAGE 53

TO HAVE AND TO HOLD; To the said JULIA YAWKEY GASTON and FREDERICK K. GASTON, III, as Trustees as aforesaid, their successors and assigns forever.

And I do for me and for my heirs, executors and administrators, covenant with the said JULIA YAWKEY GASTON and FREDERICK K. GASTON, III, as Trustees as aforesaid, their successors and assigns, that I am lawfully seized in fee simple of said premises; that they are free from all encumbrances; that I have a good right to sell and convey the same as aforesaid; that I will, and my heirs, executors and administrators shall warrant and defend the same to the said JULIA YAWKEY GASTON and FREDERICK K. GASTON, III, as Trustees as aforesaid, their successors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF I have hereunto set my hand and seal this 1st day of May, 1973.

Elise S. Watts
ELISE S. WATTS

STATE OF NEW YORK)
COUNTY OF NEW YORK) SS:


19780803000101470 2/3 \$.00
Shelby Cnty Judge of Probate, AL
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I, the undersigned, a notary public in and for the County of New York in the State of New York hereby certify that ELISE S. WATTS, whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day that, being informed of the contents of this conveyance, she executed the same voluntarily on the day the same bears date.

Given under my hand this 1st day of May, A.D., 1973.

David P. Seaman

Notary Public

DAVID P. SEAMAN
NOTARY PUBLIC, State of New York
No. 60-8895795
Qualified in Westchester County
Certificate filed in New York County
Commission Expires March 30, 1974

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
DOCUMENT WAS FILED
Doc. # 50
1978 AUG -3 PM 3:16

Thomas A. Snowden, Jr.
JUDGE OF PROBATE

Rec. 4.50
Ind 1.00
\$ 6.00



19780803000101470 3/3 \$.00
Shelby Cnty Judge of Probate, AL
08/03/1978 12:00:00AM FILED/CERT