

This instrument was prepared by
Donald L. Newsom

(Name) CORRETTI, NEWSOM & ROGERS

(Address) 529 Frank Nelson Building, Birmingham, Alabama

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

STATE OF ALABAMA

SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Forty-six Thousand Four Hundred and no/100's (\$46,400.00)--- Dollars
and the execution of a purchase money mortgage in the amount of \$113,600.00

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I
or we, J. E. Kreider and wife, Millie Kreider

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

Eli T. Stevens

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

A tract of land located in Section 31, Township 18 South, Range 1 West,
described as follows: Commence at the Southeast corner of Section 31, T-18-S,
R-1-W, thence run North along the East line of said Section a distance of 1663.70 feet;
thence turn an angle of 90 deg. 18 min. 08 sec. to the left and run a distance
of 799.06 feet to the point of beginning. Thence turn an angle of 90 deg. 00 min.
to the left and run a distance of 271.52 feet to the North right-of-way of U. S.
Hwy No. 280; thence turn an angle of 83 deg. 08 min. to the right and run along the
said right-of-way a distance of 267.18 feet; thence turn an angle of 96 deg. 47 min.
to the right and run a distance of 1274.60 feet; thence turn an angle of 90 deg. 42 min.
to the right and run a distance of 266.00 feet; thence turn an angle of 89 deg.
16 min. 31 sec. to the right and run a distance of 968.27 feet to the point of beginning.
Situated in the NE 1/4 of the SE 1/4 of Section 31, T-18-S, R-1-W, Huntsville
Meridian, Shelby County, Alabama.

Subject to ad valorem taxes for the current tax year, 1978.

Subject to all minerals of every kind and character, including, but not limited to,
oil, gas, sand and gravel, in, on, and under subject property.



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Shelby Cnty Judge of Probate, AL
09/01/1978 12:00:00AM FILED/CERT

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
August 78
day of, 19

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED

SEP -1 AM 9 59

(Seal)

(Seal)

(Seal)

J. E. KREIDER

(Seal)

MILLIE KREIDER

(Seal)

Millie Kreider

(Seal)

STATE OF ALABAMA

JEFFERSON

COUNTY

General Acknowledgment

I, the undersigned authority, a Notary Public in and for said County, in said State,
hereby certify that J. E. KREIDER and wife, MILLIE KREIDER,
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 executed the same voluntarily
on the day the same bears date.

Given under my hand and official seal this 31st day of August A. D., 1978

Notary Public