

This instrument prepared by

15-9

(Name) Z. S. Cowart 415-

(Address) Box 178, Calera, Ala. 35040

Form 1-1-27 Rev. 1-66

WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama

STATE OF ALABAMA

Shelby COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Thirteen thousand dollars (\$13,000.00)

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

Z. S. Cowart

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

Dennis M. Warren, Jr.

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

A part of lots 469, 470, and 471, according to Dare's Map of the Town of Calera, or a part of lots 1, 2, 3, in Block 7, according to J. H. Dunstan's Map of Calera, described as follows: Begin at a point on the North side of 16th Avenue, 131 feet West of the center line of the L & N North bound track; thence run West along North side of 16th Avenue a distance of 123 feet to the East side of the Edward E. Blackerby building; thence North along the East side of the Blackerby Building to the right of way of the Southern Railroad; thence Northeasterly along the right of way of Southern Railroad to a point 158 feet along West side of the center line of the North bound track of the L & N Railroad; thence Southeasterly to the point of beginning. Situated in Shelby County, Alabama.



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Shelby Cnty Judge of Probate, AL
02/13/1979 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.

732

IN WITNESS WHEREOF, I have hereunto set MY hands(s) and seal(s), this 9th day of February, 1979.

[Handwritten notes and stamps]
FEB 13 AM 9:50
Dred 13.00
Hire 1.50
Fuel 1.50
13.50
JUDGE OF PROBATE
Seal

[Handwritten signatures and seals]
(Seal)
(Seal)
(Seal)

STATE OF ALABAMA
SHELBY COUNTY

General Acknowledgment

I, Emily H. Tanner, a Notary Public in and for said County, in said State, hereby certify that Z. S. Cowart 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 the conveyance he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 9th day of February, A. D., 1979.

[Notary Seal and Signature]
Notary Public

Central State Bank