This instrumen[redacted]repared by [redacted] [redacted]

(Name) Wallace, Ellis, Head & Fowler, Attorneys

(Address) Columbiana, Alabama 35051

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 THE EXCHANGE OF LANDS AND THE SUM OF ONE AND NO/100 ($1.00) DOLLARS

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, Louvene Dexter and husband, O. G. Dexter

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

William Lee Shrader

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

DESCRIPTION ATTACHED HERETO AS EXHIBIT "A" AND MADE A PART HEREOF AS FULLY AS IF SET OUT HEREIN.

BOOK 320 PAGE 600

19790712000087380 1/2 $.00
Shelby Cnty Judge of Probate,AL
07/12/1979 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.

IN WITNESS WHEREOF, we have hereunto set our hands(s) and seal(s), this 12th day of July, 19 79.

(Seal) Louvene Dexter (Seal)
(Louvene Dexter)

(Seal) O. G. Dexter (Seal)
(O. G. Dexter)

(Seal) (Seal)

STATE OF ALABAMA
SHELBY COUNTY } General Acknowledgment

I, MARY D. THOMPSON, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Louvene Dexter and O. G. Dexter whose name SIGNED 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 12th day of July, A. D., 19 79.

Mary D. Thompson
Notary Public.

EXHIBIT "A"

PARCEL ONE:

Commence at the SW corner of the SE¼ of Section 26, Township 21 South, Range 1 West, being an iron with gear found in place; thence proceed in a Westerly direction along the South boundary of Section 26 for a distance of 67.4 feet to the point of intersection with the West R.O.W. line of County Highway #78, being the point of beginning of the parcel of land herein described; thence continue along said South boundary of said Section 26 for a distance of 436.60 feet to a point; thence turn an angle of 88 deg. 10' to the right and proceed for a distance of 290.30 feet to a point; thence turn an angle of 57 deg. 44' to the right and proceed along an old road bed for a distance of 300.21 feet to a point; thence turn an angle of 7 deg. 45' 12" to the left and continue along said old road bed for a distance of 137.78 feet to the point of intersection with the SW R.O.W. line of County Highway #78; thence proceed in a Southeasterly direction along said SW R.O.W. line of Co. Hwy #78, being in a curve to the right (concave Southwesterly and R=1105.92') fo ran arc distance of 481.73 feet to a point; thence continue along said Hwy. 78 R.O.W. in a Southerly direction for a distance of 82.21 feet to the point of beginning. Said parcel of land is lying in the SE¼ of the SW¼ of Section 26, Township 21 South, Range 1 West, and contains 4.18 acres.

PARCEL TWO:

Commence at the SW corner of the SE¼ of Section 26, Township 21 South, Range 1 West, being an iron with gear found in place; thence proceed in an Easterly direction along the South boundary of Section 26 for a distance of 12.6 feet to the point of intersection with the East R.O. W. line of County Highway #78, being the point of beginning of the parcel of land herein described; thence continue in the same direction along said South boundary of said Section for a distance of 828.32 feet to a point, being 30.0 feet West of the centerline of County Highway #37, better known as the Egg & Butter Road; thence proceed in a Northerly direction along a curve to the right (concave Easterly and R=848.55 feet), being 30 feet from and parallel to the centerline of said Co. Hwy. #37 for an arc distance of 245.40 feet to a point; thence continue in a Northerly direction along a tangent section, being 30.0 feet from and parallel to said centerline, for a distance of 199.45 feet to a point; thence turn an angle of 97 deg. 13' 08" to the left and proceed for a distance of 1039.16 feet toa point being in an old roadbed; thence turn an angle of 55 deg. 48' 52" to the left and proceed for a distance of 8.26 feet to the point of intersection with the NE R.O.W. line of County Highway #78; thence proceed in a Southeasterly direction along the NE R.O.W. of said County Hwy. #78, being in a curve to the right (concave Westerly and R=1185.92 feet) for an arc distance of 548.69 feet to a point; thence continue along said R.O.W., being in a tangent section, for a distance of 80.91 feet to the point of beginning. Said parcel of land is lying in the SE¼ of the SW¼ and the SW¼ of the SE¼ of Section 26, Township 21 South, Range 1 West, and contains 10.67 acres.

PARCEL THREE:

Commence at the SW corner of the SE¼ of Section 26, Township 21 South, Range 1 West, being an iron with gear, found in place; thence proceed in an Easterly direction along the South boundary of Section 26 for a distance of 900.92 feet to the point of beginning of the parcel of land herein described, being a point 30.0 feet East of the centerline of Co. Hwy. #37, better known as the Egg & Butter Road; thence continue along the South boundary of said Section for a distance of 758.56 feet to a point; thence turn an angle of 89 deg. 09' to the left and proceed for a distance of 420.00 feet to a point; thence turn an angle of 90 deg. 51' to the left and proceed for a distance of 679.98 feet to a point, being 30.0 feet East of the centerline of aforementioned Co. Hwy #37; thence turn an angle of 72 deg. 32' to the left and proceed along a tangent, being 30.0 feet from and parallel to said centerline of said Co. Hwy #37, for a distance of 204.24 feet to a point; thencecontinue along a line, 30.0 feet from and parallel to said centerline of Co. Hwy. 37 being in a curve to the left (concave Easterly and R=788.55 feet) for an arc distance of 227.13 feet to the point of beginning. Said parcel of land is lying in the SE¼ of Section 26, Township 21 South, Range 1 West, and contains 7.07 acres.

All situated in Shelby County, Alabama

According to Survey of Lewis H. King, Jr., Reg. Land Surveyor, dated June 21, 1979.

Subject to easements and rights of way of record.

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Rec & Ter 5.50
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