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Shelby Cnty Judge of Probate, AL
06/11/1980 12:00:00 AM FILED/CERT

346

This instrument was prepared by Harrison, Conwill, Harrison & Justice
Attorneys at Law, P. O. Box 557
Columbiana, Alabama 35051

WARRANTY DEED

STATE OF ALABAMA

KNOW ALL MEN BY THESE PRESENTS:

SHELBY COUNTY

That in consideration of One Dollar and exchange of land, to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, we, BILLY RAY WATSON and wife, FRANCES S. WATSON; CATHERN W. PARKER and husband, RUDOLPH PARKER; JOHN W. WATSON and wife, VIRGINIA WATSON; DONALD M. WATSON and wife, LINDA WATSON; MARY ALICE ADERHOLT and husband, RALPH ADERHOLT; LINDA RUTH KNIGHT and husband, ROGER KNIGHT; and CHRISTINE W. MANFRE and husband, LEONARD MANFRE (herein referred to as grantors), grant, bargain, sell and convey unto WALTER MARION WATSON (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 the NE $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Section 15, Township 18 South, Range 1 East; Commence at the Southeast corner of said $\frac{1}{4}$ - $\frac{1}{4}$ section; thence run North along the East line of said $\frac{1}{4}$ - $\frac{1}{4}$ section a distance of 171.65 feet to a point; thence turn left an angle of 50 deg. 00 min. 06 sec. and run in a Northwesterly direction a distance of 667.53 feet to the point of beginning of the property herein conveyed; thence continue along last described course a distance of 200 feet to a point; thence run in a Southwesterly direction a distance of 735 feet, more or less, to a point on the West line of said $\frac{1}{4}$ - $\frac{1}{4}$ section; said point being 440 feet North of the Southwest corner of said $\frac{1}{4}$ - $\frac{1}{4}$ section; thence run South along the West line of said $\frac{1}{4}$ - $\frac{1}{4}$ section a distance of 80 feet to a point; thence turn an angle to the left of 89 deg. 06 min. 24 sec. and run East 600 feet to a point; thence turn an angle of 46 deg. 03 min. 36 sec. to the left and run a distance of 325.64 feet to the point of beginning.

ALSO, the East 15 acres of uniform width off the following described property:

All that part of the E $\frac{1}{2}$ of the NE $\frac{1}{4}$ of Section 15, Township 18 South, Range 1 East, lying South of Highway No. 43.

The above named Grantors and Grantees comprise all the heirs at law and next of kin of Beulah C. Watson and J. W. Watson, both deceased.

TO HAVE AND TO HOLD to the said grantee, his, her or their heirs and assigns forever.

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And we do for ourselves and for our heirs, executors and administrators, covenant with said grantee, his, her or their heirs and assigns, that we are lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise stated above; that we have a good right to sell and convey the same as aforesaid; that we will, and our heirs, executors and administrators shall warrant and defend the same to the said grantee, his, her or their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, we have hereunto set our hands and seals
this 3rd day of June, 1980.



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Billy Ray Watson (SEAL)
Billy Ray Watson

Frances S. Watson (SEAL)
Frances S. Watson

Catherin W. Parker (SEAL)
Catherin W. Parker

Rudolph Parker (SEAL)
Rudolph Parker

John W. Watson (SEAL)
John W. Watson

Virginia Watson (SEAL)
Virginia Watson

Donald M. Watson (SEAL)
Donald M. Watson

Linda Watson (SEAL)
Linda Watson

Mary Alice Aderholt (SEAL)
Mary Alice Aderholt

Ralph Aderholt (SEAL)
Ralph Aderholt

Linda Ruth Knight (SEAL)
Linda Ruth Knight

Roger Knight (SEAL)
Roger Knight

Christine W. Manfre (SEAL)
Christine W. Manfre

Leonard Manfre (SEAL)
Leonard Manfre



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STATE OF ALABAMA

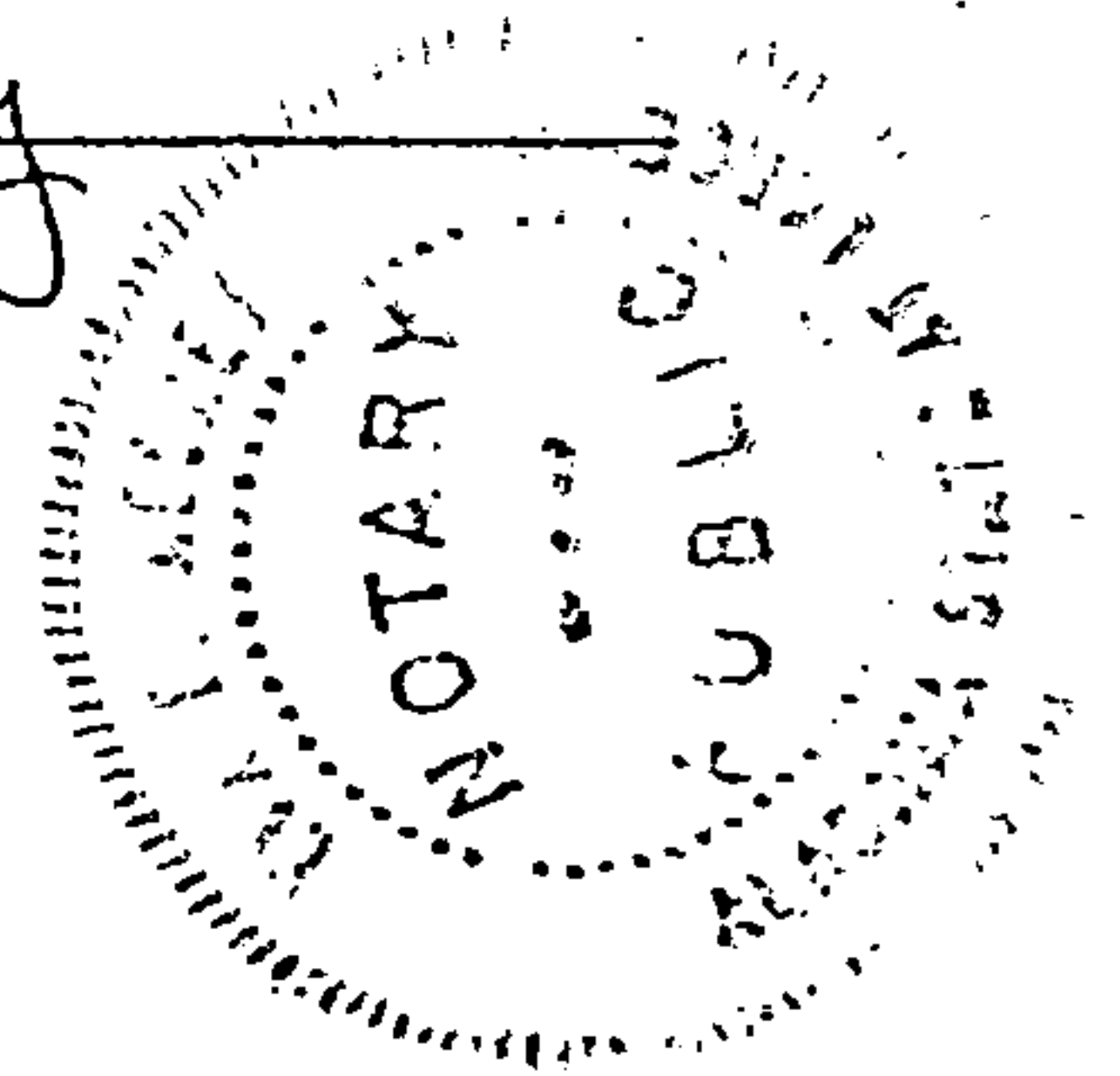
General Acknowledgment

COUNTY OF SHELBY

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Billy Ray Watson and wife, Frances S. Watson; Cathern W. Parker and husband, Rudolph Parker; John W. Watson and wife, Virginia Watson; Donald M. Watson and wife, Linda Watson; Mary Alice Aderholt and husband, Ralph Aderholt; Linda Ruth Knight and husband, Roger Knight; and Christine W. Manfre and husband, Leonard Manfre, 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 voluntarily on the day the same bears date.

Given under my hand and official seal this 3rd day of June, 1980.

Eva D. Mooney
Notary Public



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

1980 JUN 11 PM 3:19

Thomas A. Snowden, Jr.
JUDGE OF PROBATE

Acad. Fee 4.00
Rec. 10.50
Ind. 1.00
15.50

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