

This instrument was prepared by

372

(Name) WALLACE, ELLIS, HEAD & FOWLER

(Address) COLUMBIANA, ALABAMA 35051

Form 1-1-27 Rev. 1-66

WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama



19800612000064760 Pg 1/2 .00
Shelby Cnty Judge of Probate, AL
06/12/1980 00:00:00 FILED/CERTIFIED

STATE OF ALABAMA

Shelby COUNTY

KNOW ALL MEN BY THESE PRESENTS:

2000

7-2-7

That in consideration of One and no/100 Dollar -----
and other good and valuable consideration

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I
or we, Hazel Talton and husband, James Talton, and Lorene Holden and husband, W. A. Holden

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

Hazel Ruston Talton

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

Begin at the Northwest corner of the NW $\frac{1}{4}$ of the SE $\frac{1}{4}$, Section 5, Township 22 South, Range 1 East, thence run East along the North line of said $\frac{1}{4}$ $\frac{1}{4}$ Section a distance of 430.50 feet; thence turn an angle of 91 deg. 12 min. 50 sec. to the right and run a distance of 1628.50 feet; thence turn an angle of 119 deg. 31 min. 42 sec. to the right and run a distance of 1250.24 feet to the East right-of-way line of Shelby County Hwy. No. 61; thence turn an angle of 84 deg. 53 min. 31 sec. to the right and run along a R/W curve (whose Delta Angle is 3 deg. 49 min. 32 sec. to the left, Radius is 2856.51 feet, Tangent is 95.39 feet, Length of Curve is 190.72 feet), to the point of tangent; thence continue along said Hwy. R/W a distance of 877.26 feet, to a point on the North line of the NE $\frac{1}{4}$ of the SW $\frac{1}{4}$ of said Sec. 5; thence turn an angle of 68 deg. 11 min. 29 sec. to the right and run along the North line of said $\frac{1}{4}$ $\frac{1}{4}$ Sec. a distance of 275.94 feet to the point of beginning. Situated in the NW $\frac{1}{4}$ of the SE $\frac{1}{4}$ and the SW $\frac{1}{4}$ of the SE $\frac{1}{4}$ and the SE $\frac{1}{4}$ of the SW $\frac{1}{4}$ and the NE $\frac{1}{4}$ of the SW $\frac{1}{4}$, Sec. 5, Township 22 South, Range 1 East, Huntsville Meridian, Shelby County, Alabama, and containing 28.28 acres.

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 June, 1980.

Lorene Holden (Seal)
Lorene Holden

Hazel Talton (Seal)
Hazel Talton

(Seal)

William A. Holden (Seal)
W. A. Holden

James Talton (Seal)
James Talton

(Seal)

STATE OF ALABAMA
Shelby COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Lorene Holden and husband, W. A. Holden, whose names are signed to the foregoing conveyance, and who are known to me, personally 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 June, 1980.

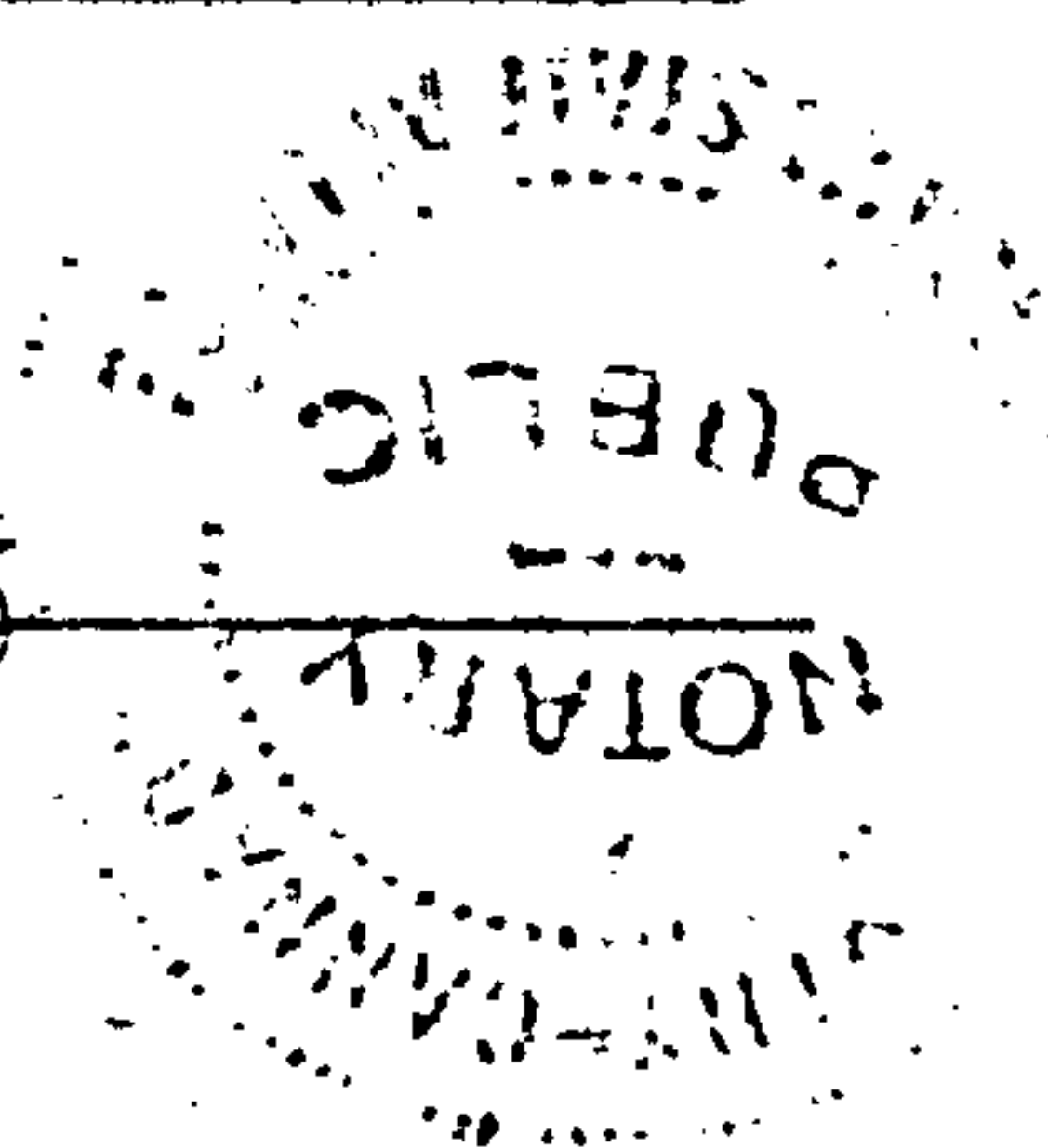
Notary Public
Shelby County, Alabama

State of Alabama
County of Shelby

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Hazel Talton and husband, James Talton, 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 12th day of June, 1980.

Dorothy Cannady
Notary Public



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

1980 JUN 12 AM 9:38

William G. Shaw
JUDGE OF PROBATE

Deed 2.00

Rec. 4.00

Ind. 1.00

7.00

TO

WARRANTY DEED

STATE OF ALABAMA,

County.

Judge of Probate

LAWYERS TITLE INSURANCE

CORPORATION

Title Insurance

BIRMINGHAM, ALA.

DEED TAX \$

RECORD FEE \$

TOTAL \$

RETURN TO:

BOOK 326 PAGE 911