

(Name) Robert Fletcher

(Address) 2121 Highland Avenue Birmingham, Alabama 35205

Form 1-1-6 Rev. 8-70

19801110000127600 Pg 1/2 .00
Shelby Cnty Judge of Probate, AL
11/10/1980 00:00:00 FILED/CERTIFIED

~~WARRANTY DEED~~ **WARRANTY DEED—LAWYERS TITLE INS. CORP., BIRMINGHAM, ALABAMA**

STATE OF ALABAMA
COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Ninety Five Thousand and No/100 ----- DOLLARS,

to the undersigned grantors, T & W Contracting Company a corporation,
~~in hand paid by~~ Thomas W. Strickland and M. Lewis Gwaltney, Jr., in hand paid by
Taco Bell, a California Corporation

the receipt of which is hereby acknowledged, the said T & W Contracting Company, Thomas
W. Strickland and wife Barbara W. Strickland, M. Lewis Gwaltney, Jr. and wife
~~Diana W. Gwaltney~~
do hereby these presents, grant, bargain, sell and convey unto the said
Taco Bell, a California Corporation

the following described real estate, situated in Shelby County, Alabama

A part of Lot 12, Block 1, George's Subdivision of Keystone, as recorded in
Map Book 3, Page 63, and a part of Lot 1, Block 4, Sector Two, of a Resurvey
of George's Subdivision of Keystone, as recorded in Map Book 4, Page 11, in
the Probate Office of Shelby County, Alabama, and situated in the Southwest
1/4 of Section 25, Township 20 South, Range 3 West, Shelby County, Alabama,
more particularly described as follows:

Begin at the Northeast corner of said Lot 1, Block 4; thence South 13 deg.
39' 30" West for 221.86 feet to a point on the Northerly right-of-way line
of Brown Circle, said point being on a curve having a radius of 261.24 feet;
thence turn right 61 deg. 50' 53" to tangent and run thence Southwestwardly
and Westwardly along the arc of said curve as it curves to the right, and
along said right-of-way line for 62.51 feet; thence South 89 deg. 13' West
and along said right-of-way line for 120 feet to a point on the Southeasterly
right-of-way line of U. S. Highway #31; thence North 13 deg. 39' 39" East
and along last said right-of-way line for 99.53 feet; thence North 89 deg.
13' East for 120 feet to a point on the Northwesterly line of said Lot 1,
Block 4, thence North 13 deg. 39' 30" East for 130.02 feet; ~~thence North 89
deg. 13' East for 60 feet to the point of beginning.~~ thence North 89 deg. 13' East for 60 feet to
the point of beginning. (Continued on reverse)

TO HAVE AND TO HOLD, To the said Taco Bell, a California Corporation

its successors ~~heirs~~ and assigns forever.

And said Grantors do for themselves, their successors, their heirs
and assigns, covenant with said Taco Bell, a California Corporation

they are
heirs and assigns, that ~~it is~~ lawfully seized in fee simple of said premises, that they are free from all encum-
brances unless otherwise noted above, that ~~it has~~ ^{they have} a good right to sell and convey the same as aforesaid, and
that ~~it~~ ^{they} will, and ~~its~~ ^{their} successors and assigns shall, warrant and defend the same to the said Taco Bell,
a California Corporation, its successors
~~heirs and assigns~~ and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said Thomas W. Strickland and wife Barbara W. Strickland
M. Lewis Gwaltney, Jr. and wife Diana W. Gwaltney, and
T & W Contracting Company, a corporation
President, Bob E. Tidwell, who is authorized to execute this conveyance,

have hereto set ~~their~~ ^{their} signatures and seals this the 7th

day of November, 19 80 .

~~WITNESSES~~

M. Lewis Gwaltney, Jr.
M. Lewis Gwaltney, Jr.

Diana W. Gwaltney
Diana W. Gwaltney

Thomas W. Strickland
Thomas W. Strickland

Barbara W. Strickland
Barbara W. Strickland

T & W Contracting Company
T & W Contracting Company

By Bob E. Tidwell
Bob E. Tidwell

President

STATE OF ALABAMA
COUNTY OF JEFFERSON

I, the undersigned a Notary Public in and for said County, in
said State, hereby certify that Bob E. Tidwell
whose name as President of T & W Contracting Company
a corporation, 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, as such officer and with full authority,
executed the same voluntarily for and as the act of said corporation.

Given under my hand and official seal, this the 7th day of November, 19 80 .

Lawyers Title Insurance Corporation
2105 Third Avenue North
Birmingham, Alabama 35203

Notary Public
Notary Public

Continuation:

Subject to Current State, County, and City taxes, 6 foot utility easement across North side of Lot 1, Block 4, Sector 2, George's Subdivision of Keystone, Protective Covenants as recorded in deed book 186, page 345 in said Probate Office (except those waived as to the above described property). Title to minerals underlying said property with mining rights and privileges belonging thereto. Transmission line permits recorded in Deed Book 103, Page 55, and Deed Book 187, Page 53, in the Probate Office of Shelby County, Alabama.

STATE OF ALA. SHELBY CO.
J. DEWEY TUNN
11/10/1980 PM 5:11
11/10 NOV 10 AM 10:39
Deed TAX 95.00
Dec 3.50
Jud 1.00
99.50

BOOK 329 PAGE 678

STATE OF ALABAMA

JEFFERSON COUNTY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Thomas W. Strickland and wife Barbara W. Strickland and M. Lewis Gwaltney, Jr. and wife Diana W. Gwaltney 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 7th day of November, 1980.

Walter Strickland

Notary Public

THOMAS W. Strickland and wife
Barbara W. Strickland and M. Lewis
Gwaltney, Jr. and wife Diana W.
Gwaltney and T & W Contracting
Company

TO

Taco Bell, a California Corporation

WARRANTY DEED

STATE OF ALABAMA

COUNTY OF

Office of the Judge of Probate:

Recording Fee \$.....
Deed Tax \$.....

THIS FORM FROM

Layers Title Insurance Corporation
TITLE INSURANCE
BIRMINGHAM, ALABAMA