

This instrument was prepared by

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(Address) Columbiana, Alabama 35051

Form 1-1-27 Rev. 1-66

WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama



19810217000016910 Pg 1/1 .00
Shelby Cnty Judge of Probate, AL
02/17/1981 00:00:00 FILED/CERTIFIED

STATE OF ALABAMA

SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of ONE 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,

Elma Benton, an unmarried woman

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

D. D. Benton

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

Commence at the SW corner of the NE $\frac{1}{4}$ of NW $\frac{1}{4}$ of Section 8, Township 22, Range 2 West, and run North along West boundary of said NE $\frac{1}{4}$ of NW $\frac{1}{4}$ 210 feet to point of beginning of lot herein described and conveyed; thence run East 420 feet parallel with South boundary of said NE $\frac{1}{4}$ of NW $\frac{1}{4}$; thence run North 210 feet, parallel with West boundary of said NE $\frac{1}{4}$ of NW $\frac{1}{4}$; thence run West 420 feet to the West boundary of said NE $\frac{1}{4}$ of NW $\frac{1}{4}$; thence run South 210 feet to the point of beginning.

Commence at the SW corner of the NE $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 8, Township 22, Range 2 West, and run North along the West boundary of said $\frac{1}{4}$ $\frac{1}{4}$ Section 210 feet to a point; thence run East 420 feet to point of beginning of the land herein conveyed; thence turn to the left and run North parallel with the Western boundary of said $\frac{1}{4}$ $\frac{1}{4}$ Section a distance of 210 feet to a point; thence turn to the right and run Easterly parallel with the Southern boundary of said $\frac{1}{4}$ $\frac{1}{4}$ Section 210 feet to a point; thence turn to the right and run Southerly parallel with the Western boundary of said $\frac{1}{4}$ $\frac{1}{4}$ Section 420 feet to a point; thence turn to the right and run Westerly parallel with the Southern boundary of said $\frac{1}{4}$ $\frac{1}{4}$ Section 210 feet to a point; thence turn to the right and run Northerly parallel with the Western boundary of said $\frac{1}{4}$ $\frac{1}{4}$ Section 210 feet to point of beginning.

The grantor warrants that she and the grantee were formerly married, they having been divorced on this same date by decree of the Circuit Court of Shelby County, Alabama.

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, I have hereunto set my hands(s) and seal(s), this 14th day of May, 1976.

STATE OF ALA. SHELBY CO.

I CERTIFY THIS

INSTRUMENT WAS FILED

(Seal)

1981 FEB 17 PM 3:41

(Seal)

Thomas A. Shanton, Jr. (Seal)

JUDGE OF PROBATE

STATE OF ALABAMA

SHELBY

COUNTY

Deed 1.00
Rec. 1.50
Encl. 1.00
3.50

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Elma Benton, 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 she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 14th day of May, A. D., 1976

Elma Benton

Notary Public