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HARRISON, CONWILL & HARRISON
P. O. BOX 557
Columbiana, Alabama 35051

19810224000020680 Pg 1/3 .00
Shelby Cnty Judge of Probate, AL
02/24/1981 00:00:00 FILED/CERTIFIED

WARRANTY DEED

\$ 500

STATE OF ALABAMA
SHELBY

COUNTY }

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of One Dollar and no/100

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we,

Patsey H. Autry, wife of grantee

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

Marvin G. Autry

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

For legal description refer to attached Exhibit "A" attached and made a part hereof.

BOOK 331 PAGE 305

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 said grantee, his, her or 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 stated 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 grantee, his, her or their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I (we) have hereunto set my (our) hand(s) and seal(s) this 5th
day of February, 19 81.

(SEAL)

Patsey H. Autry
Patsey H. Autry

(SEAL)

(SEAL)

(SEAL)

(SEAL)

(SEAL)

STATE OF ALABAMA
SHELBY COUNTY }

General Acknowledgment

I, the undersigned authority

a Notary Public in and for said County,

in said State, hereby certify that

Patsey H. Autry, wife of grantee

whose name(s) 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 5th day of February

A.D. 19 81

H. F. Conwill

EXHIBIT "A"

All that part of NE $\frac{1}{4}$ of SE $\frac{1}{4}$; SE $\frac{1}{4}$ of SE $\frac{1}{4}$; SW $\frac{1}{4}$ of SE $\frac{1}{4}$; NW $\frac{1}{4}$ of SE $\frac{1}{4}$, all in Section 27, and all that part of NW $\frac{1}{4}$ of NE $\frac{1}{4}$ and NE $\frac{1}{4}$ of NW $\frac{1}{4}$ of Section 34, all in Township 19, Range 1 West, and more particularly described as follows: Commence at the West end of the railroad bridge of the A B & C Railroad spanning Yellow Leaf Creek and in the center of said railroad, running thence South 72 degrees West along the centerline of said railroad 932 feet to a point at or near a railroad tank and pump house, thence North 18 degrees West 150 feet to a point on the North line of the right-of-way of said railroad, which point is also on the North bank of Yellow Leaf Creek, which is the point of beginning of the land herein described; thence up Yellow Leaf Creek with its meanderings to a point where it again intersects the North line of the right-of-way of said railroad; thence in an Easterly direction along the North margin or line of said right-of-way to the point of beginning. The land herein described is all the land surrounded by said Creek and North boundary line of said railroad, containing 80 acres, more or less.

Being the same property conveyed by Mamie Karr and husband, M.H. Karr to Marvin C. Autry and wife, Patsey H. Autry, as joint tenants with right of survivorship by deed dated August 8, 1969, filed for record in the office of the Judge of Probate, Shelby County, Alabama, on August 19, 1969, at 3:51 p.m., in Deed Book 259, Page 132. Situated in Shelby County, Alabama.

LESS AND EXCEPT that certain property to Paul E. Swindell, recorded in Deed Book 325, Page 992, in the Probate Office of Shelby County, Alabama, more particularly described as follows: Commence at the NW corner of the NW $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Section 34, Township 19 South, Range 1 West, thence run East along the North line of said $\frac{1}{4}$ - $\frac{1}{4}$ for 91.65 feet; thence turn an angle right of 270 degrees 00 minutes and run 191.28 feet to the point of beginning; thence turn an angle right of 138 degrees 03 minutes and run 65.93 feet; thence turn an interior angle left of 270 degrees 00 minutes and run 9.30 feet; thence turn an interior angle left of 90 degrees 00 minutes and run 68.90 feet; thence turn an interior angle left of 90 degrees 00 minutes and run 54.88 feet; thence turn an interior angle left of 213 degrees 16 minutes and run 66.09 feet; thence turn an interior angle left of 53 degrees 48 minutes and run 173.28 feet; thence turn an interior angle left of 91 degrees 46 minutes and run 91.94 feet to the point of beginning. Said premises is accessed by virtue of an ingress-egress easement having a centerline description as follows: Commence at the NW corner of the NW $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Section 34, Township 19 South, Range 1 West, thence run 91.65 feet along the North line of said $\frac{1}{4}$ - $\frac{1}{4}$ in an Easterly direction; thence turn an angle right of 270 degrees 00 minutes and run 191.28 feet; thence turn an angle right of 138 degrees 03 minutes and run 65.93 feet; thence turn an angle left of 270 degrees 00 minutes and run 9.30 feet; thence turn an angle left of 90 degrees 00 minutes and run 68.90 feet; thence turn an angle left of 90 degrees 00 minutes and run 41 feet to the point of beginning; thence turn an angle right of 143 degrees 00 minutes and run 73 feet; thence turn an angle right of 189 degrees 00 minutes and run 29 feet; thence turn an angle right of 186 degrees 00 minutes and run 150 feet to a point on the Easterly R/W of Shelby County Highway No. 47, which point marks the intersection of said ingress-egress easement and the aforementioned public highway. Situated in Shelby County, Alabama.

LESS AND EXCEPT that certain property to Marvin Glenn Autry, Jr. and Judy Autry, recorded in Deed Book 329, Page 362, in said Probate Office, more particularly described as follows: From the Northwest corner of the NW $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Section 34, Township 19 South, Range 1 West, run East along the North line of said $\frac{1}{4}$ - $\frac{1}{4}$ a distance of 276.85 feet; thence left 90 degrees 00 minutes a distance of 16.13 feet; thence right 153 degrees 26 minutes a distance of 185.69 feet; thence left 65 degrees 55 minutes a distance of 321.52 feet to the point of beginning; thence right 97 degrees 30 minutes a distance of 80.23 feet; thence right 9 degrees 28 minutes a distance of 199.69 feet to a point on the North right-of-way line of County Road No. 39; thence right 90 degrees 46 minutes along the chord of a curve to the left a distance of 80.0 feet; thence right 68 degrees 50 minutes a distance of 208.32 feet; thence right 79 degrees 47 minutes a distance of 162.0 feet to the point of beginning. Situated in Shelby County, Alabama.

CONTINUATION OF EXHIBIT "A"

ALSO LESS AND EXCEPT that certain unrecorded deed from Marvin G. Autry and wife, Patsey H. Autry to Milton Lee Houston and Ramona H. Houston, more particularly described as follows: Commence at the Northwest corner of the NW $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Section 34, Township 19 South, Range 1 West, Shelby County, Alabama; thence run Easterly along the North line of said $\frac{1}{4}$ - $\frac{1}{4}$ 276.85 feet to a point; thence 90 degrees left and run Northerly 16.13 feet to a point; thence 153 degrees 26 minutes right and run Southeasterly 185.69 feet to a point; thence 62 degrees 16 minutes 45 seconds left and run Easterly 425.05 feet to the point of beginning of the property being described; thence 62 degrees 51 minutes right and run Southeasterly 100.0 feet to a point; thence 90 degrees left and run East-Northeasterly 130.0 feet to a point; thence 40 degrees 36 minutes 04 seconds left and run Northeasterly 92.20 feet to a point; thence 49 degrees 23 minutes 56 seconds left and run Northwesterly 140.0 feet to a point; thence 90 degrees left and run West-Southwesterly 200.0 feet to a point; thence 90 degrees left and run Southeasterly 100.0 feet to the point of beginning. Containing 37,900 square feet. (.87 acre). Situated in Shelby County, Alabama.

ALSO LESS AND EXCEPT the following described parcel of land, more particularly described as follows: From the NW corner of the NW $\frac{1}{4}$ of the NE $\frac{1}{4}$, Section 34, Township 19 South, Range 1 West, run East along the North boundary of said $\frac{1}{4}$ - $\frac{1}{4}$ a distance of 276.85 feet; thence left 90 degrees 00 minutes a distance of 16.13 feet to the point of beginning; thence right 66 degrees 45 minutes a distance of 209.23 feet; thence right 86 degrees 41 minutes a distance of 185.69 feet; thence right 93 degrees 19 minutes a distance of 209.23 feet; thence right 86 degrees 41 minutes a distance of 185.69 feet to the point of beginning. Situated in Shelby County, Alabama.

ALSO LESS AND EXCEPT the following parcel of land, more particularly described as follows: Commence at the NW corner of the NW $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Section 34, Township 19 South, Range 1 West; thence Easterly along the $\frac{1}{4}$ - $\frac{1}{4}$ line for 91.65 feet; thence turn an angle right of 270 degrees 00 minutes and run 191.28 feet to the point of beginning; thence turn an angle right of 49 degrees 13 minutes and run 138.70 feet; thence turn an angle left of 104 degrees 13 minutes and run 115.45 feet; thence turn an angle left of 103 degrees 42 minutes and run 78.87 feet; thence turn an angle left of 187 degrees 55 minutes and run 61.87 feet; thence turn an angle left of 171 degrees 22 minutes and run 37.97 feet; thence turn an angle oeft of 63 degrees 58 minutes and run 136.71 feet; thence turn an angle left of 270 degrees 00 minutes and run 9.30 feet; thence turn an angle left of 90 degrees 00 minutes and run 65.93 feet to the point of beginning. Said parcel contains 0.54 acres, more or less. Said parcel is accessed by virtue of an ingress-egress easement having a centerline description as follows: Commence at the SE corner of the premises heretofore described; thence run 15.45 feet to a point in the centerline of said easement; thence right 76 degrees 18 minutes for 74.23 feet; thence left 7 degrees 55 minutes for 65.22 feet; thence right 8 degrees 38 minutes for 49.34 feet; thence right 4 degrees 45 minutes for 75 feet; thence right 17 degrees 00 minutes for 150 feet to a point of intersection with the East R/W of Shelby County Highway No. 47. Situated in Shelby County, Alabama.

Minerals and mining rights excepted.

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

1981 FEB 24 PM 1:56

Thomas P. Livingston, Jr.
JUDGE OF PROBATE

Deed 50
Rec. 4450
Ind. 100
6.00