

This instrument was prepared by
THE ALABAMA TITLE INSURANCE COMPANY

(Name)

(Address)

Without a title insurance policy



Jefferson Land Title Services Co., Inc.

215 31ST NORTH • P.O. BOX 10421 • PHONE (205) 328-1111

BIRMINGHAM, ALABAMA 35202

Mississippi Valley Title Insurance Company

WARRANTY DEED

STATE OF ALABAMA

Shelby

COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of one dollar and other valuable consideration

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged or we, Delmar Rufus Williams and wife Marguerite Alice Williams

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

James C. Wooley and wife Ruby K. Wooley

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

The intent of this instrument is to convey a lot containing approximately 1/4 acre, adjoining and to the north of our own homestead, surveyed by William J. Finley, Reg. No. 6009, on 28 January 1981, whether correctly described herein or not.

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19810331000034650 Pg 1/2 .00
Shelby Cnty Judge of Probate, AL
03/31/1981 00:00:00 FILED/CERTIFIED

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 30 day of March 19 81

Delmar Rufus Williams

Marguerite Alice Williams

STATE OF Alabama
Shelby COUNTY

Steven R. Sears

Delmar Rufus Williams and wife Marguerite Alice Williams

whose name(s) 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 30 day of March 1981

NOTARY

A.D. 19 81

DESCRIPTION

All that portion of the following described land situated in the South one-half of Fraction A, Section 12, Township 24, Range 12 East which lies south of what is called the Connecting Road between the Chilton County road and the Montevallo Montgomery road, which Connecting Road is a mailbox road, namely: Commence at the northeast corner of Section 12, Township 24, Range 12 East; thence south 2 degrees, 30 minutes East 648 feet; thence south 85 degrees, 25 minutes West 316.6 feet; thence south 2 degrees, 30 minutes East 300 feet; thence south 2 degrees, 30 minutes East 274 feet; thence south 3 degrees, 25 minutes East 210 feet; thence south 11 degrees, 45 minutes West 222.5 feet to a point on the northeast margin of the Montevallo and Montgomery Road (State Highway No. 155); thence south 48 degrees, 55 minutes East along the northeast margin of said road 348 feet to the west line of (Shelby County Highway No. 18); said line being the chord of a curve to the right having a radius of 3779.58 feet; thence an angle left of 110 degrees, 21 minutes, 49 seconds from tangent of Curve and run in a northeasterly direction along the Northwest line of said Shelby County Highway No. 18 a distance of 241.50 feet to the beginning of a curve to the right, said Curve having a radius of 1135.92 feet and subtending a central angle of 1 degree, 40 minutes; thence run along the arc of said curve a distance of 36.50 feet to the Point of Beginning; thence an angle left of 157 degrees, 21 minutes, 44 seconds from tangent of curve and run northwesterly a distance of 36.90 feet; thence a deflection angle right of 69 degrees, 08 minutes, 14 seconds and run in a northeasterly direction a distance of 99.46 feet; thence an angle right of 6 degrees, 0 minutes, 49 seconds and run northwesterly a distance of 210.83 feet to a point on the South line of an unnamed paved Street; thence an angle right of 152 degrees, 11 minutes, 41 seconds to chord of a curve to the right; said Curve having a radius of 450.80 feet and subtending a central angle of 23 degrees, 56 minutes, 02 seconds; thence run along the arc of said curve a distance of 138.31 feet; thence on tangent to Curve run in a Southeasterly direction a distance of 145.13 feet to the Northwest line of Shelby County Highway No. 18; thence an angle right of 101 degrees, 33 minutes, 07 seconds to Chord of a curve to the right; said Curve having a radius of 1165.92 feet and subtending a central angle of 3 degrees, 22 minutes, 25 seconds; thence run in a Southeasterly direction along the arc of said curve a distance of 69.83 feet to the Point of Beginning. Parcel contains 0.5624 Acres.

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

1981 MAR 31 PM 1:12

F. Roman G. Snowden, Jr.
JUDGE OF PROBATE

Subscribed to
Re. 3.00
1.00
4.50

265 MAR 13 1981