

This instrument was prepared without the benefit of title evidence.
This instrument was prepared by

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Columbiana, Alabama 35051

19810513000053180 Pg 1/1 .00
Shelby Cnty Judge of Probate, AL
05/13/1981 00:00:00 FILED/CERTIFIED

WARRANTY DEED

STATE OF ALABAMA
SHELBY

KNOW ALL MEN BY THESE PRESENTS

For and in consideration of Seven Hundred Fifty and no/100-----(\$750.00)-----

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we,
Jim Phillips and wife, Mabel D. Phillips

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

Lou Ella Moody

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

Beginning at the Northeast corner of the NE $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 3,
Township 22, Range 4 West and running due West 712 $\frac{1}{2}$ feet, this being
the point of beginning of the following plot; thence running Southward
a distance of 193 feet; thence in a Northeastward direction 240 feet;
thence due West a distance of 143 feet to point of beginning. Containing
One Quarter acre, more or less.
Situated in Shelby County, Alabama.

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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 6th
day of May, 19 81.

131 MAY 13 PM 2:37 Deed by 100
Rec. 150
Ind. 100 (SEAL) Jim Phillips (SEAL)
350 (SEAL) Mabel D. Phillips (SEAL)

(SEAL) _____ (SEAL)

STATE OF ALABAMA
SHELBY COUNTY }

General Acknowledgment
a Notary Public in and for said County,

I, the undersigned authority
in said State, hereby certify that
Jim Phillips and wife, Mabel D. Phillips

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 bore date.

Given under my hand and official seal this 6th day of May

