

This instrument was prepared by

180
HARRISON, CONWILL & HARRISON
P. O. BOX 557
Columbiana, Alabama 35051



19810806000085620 Pg 1/1 .00
Shelby Cnty Judge of Probate, AL
08/06/1981 00:00:00 FILED/CERTIFIED

WARRANTY DEED

STATE OF ALABAMA }
SHELBY COUNTY } KNOW ALL MEN BY THESE PRESENTS:

That in consideration of One Dollar and no/100-----(\$1.00)-----

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we,
James Russell Driver, a single man

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

✓ Lola Mae Driver

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

All of my undivided interest in and to the following described property:
The N½ of NW¼ of SW¼ of Section 2, Township 24 North, Range 13 East, EXCEPT one (1) acre described as follows: Begin at the Northeast corner of said NW¼ of SW¼ and run West 363 feet to point of beginning of lot herein excepted; thence run South 210 feet; thence West 210 feet; thence North 210 feet; thence East 210 feet to point of beginning of said exception.
Mineral and mining rights excepted.

This being the land sold to L.H. Driver by Carolyn Ellison, a divorced woman, in deed recorded in Deed Book 176, Page 503, in the Probate Office of Shelby County, Alabama. LESS AND EXCEPT the following parcels sold by L.H. Driver and wife, Lola Driver, to the following parties: Hattie Lee Battle, Deed Book 194, Page 373, Shelby County Probate Office; Wilbur H. Moore, Deed Book 202, Page 421; Gary Watts, Deed Book 206, Page 142; Charles Robert Gay, Deed Book 206, Page 147; Hollins R. Driver. Deed Book 209, Page 354; James Lesley Bean, Deed Book 219, Page 931; J.H. Driver, Deed Book 262, Page 83; J.H. Driver, Deed Book 284, Page 211 and Lola Werdemann, Deed Book 317, Page 324, all recorded in the Probate Records of Shelby County, Alabama.

Situated in Shelby County, Alabama.

ALSO EXCEPT that parcel sold to Larry Thompson Kornegay and Carolyn Kay Kornegay, in deed recorded in Deed Book 250, Page 253; and Winston T. Mixon and Nan Mixon, in deed recorded in Deed Book 296, Page 664, in said Probate Office.

BOOK 334 PAGE 302

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 14th
day of July, 19 81.

Deed Tax .50
Rec 1.50
Jud 1.00
3.00
STATE OF ALA. SHELBY CO.
I CERTIFY THIS INSTRUMENT WAS FILED
1981 AUG -6 AM 10:05
(SEAL) James Russell Driver (SEAL)
(SEAL) _____ (SEAL)

STATE OF ALABAMA }
SHELBY COUNTY } JUDGE OF PROBATE
General Acknowledgment

I, the undersigned authority in said State, hereby certify that
James Russell Driver, a single man
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 14th day of July

KEI Box 355

Judge R. Dawson
NOTARY PUBLIC