

This instrument prepared by:
 Stan Downey, Jr.
 Attorney at Law
 710 Frank Nelson Building
 Birmingham, Alabama 35203

STATE OF ALABAMA)
)
 SHELBY COUNTY)

746

19811027000114150 Pg 1/3 .00
 Shelby Cnty Judge of Probate, AL
 10/27/1981 00:00:00 FILED/CERTIFIED

WARRANTY DEED

Know all men by these presents; that, in consideration of One Thousand Dollars (\$1,000.00), and further consideration recited below, to the undersigned grantors, Macky Warren and wife, Norman L. Warren, in hand paid by John Labue (a single man), the receipt of which is hereby acknowledged, the said Macky Warren and wife, Norma L. Warren do hereby grant, bargain, sell and convey unto John Labue the following described real estate, situated in Shelby County, Alabama:

That certain parcel of land situated in the North Half of the Northwest Quarter of the Northeast Quarter of Section 7, and in the Southwest Quarter of the Southeast Quarter of Section 6, all in Township 20 South, Range 2 West, more particularly described from information found in a survey made by Lamar S. Woodham (2250), Registered Land Surveyor, on July 26, 1958, and from a map of Interstate Highway 65, as shown by Alabama Highway Department Project Number I-65-2(37), tract number 31-A, as of February 25, 1976, as follows:

To find the point of beginning of the tract herein described, commence at the Southwest corner of the North Half of the Northwest Quarter of Section 7, Township 20 South, Range 2 West, and run thence North 1 degree 00 minutes west along the west line of said North Half of the Northwest Quarter of the Northeast Quarter of said Section 7, and the west line of the Southwest Quarter of the Southeast Quarter of said Section 6 a distance of 800 feet to a point on said west line; thence turn an angle to the right and run north 89 degrees 00 minutes east 188.8 feet to a point on the west right-of-way line of the Double Oak Mountain Park Public Road; thence run in a southeasterly direction and following along the said right-of-way for a distance of 160.5 feet, more or less, to a point where the east right-of-way line of I-65 intersects the south right-of-way line of Double Oak Mountain Park Public Road, for the point of beginning of the tract herein described:

Commence at the point where the east right-of-way line of I-65 intersects with the south right-of-way line of Double Oak Mountain Park Public Road,, and run in a northeasterly direction and following along the south right-of-way line of Double Oak Mountain Park Public Road a distance of 263 feet, more or less, to a point on said right-of-way line; thence turn an angle to the right and run south 3 degrees 35 minutes west 801.8 feet to a point on the south line of the said North Half of the Northwest Quarter of the Northeast Quarter of said Section 7; run thence south 89 degrees 00 minutes west a distance of 75 feet, more or less, to the east right-of-way line of I-65; thence turn an angle to the right, and run in a northerly direction, and following along said east right-of-way line of I-65, a distance of 737 feet, more or less, to the point where said east right-of-way line of I-65 intersects with the south right-of-

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way line of Double Oak Mountain Park Public Road, which point is the point of beginning of the tract herein described. Said tract contains 2.57 acres, more or less.

As further consideration for this conveyance, John Labue shall simultaneously herewith execute a purchase money mortgage to Grantors, in the sum of Two Thousand Dollars (\$2,000.00) payable within one year from date of execution, together with fifteen (15%) percent interest per annum thereon.

Mineral and mining rights excluded.

TO HAVE AND TO HOLD, to the said GRANTEE, his assigns forever,

And we do, for ourselves and for our heirs, executors, and administrators covenant with the said GRANTEE, his heirs and assigns, that we are lawfully seized in fee simple of said premises; that they are free from all encumbrances:

That we have a good right to sell and convey the same as aforesaid; that we will and our heirs, executors and administrators shall warrant and defend the same to the said GRANTEE, his heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, we have hereunto set our hands and seals, this 6th day of April, 1981.

WITNESS:

Stan Downey Jr. Mackey Warren
Stan Downey Jr. Norma L. Warren

STATE OF ALABAMA)

SHELBY COUNTY)

GENERAL ACKNOWLEDGEMENT

I, Stan Downey Jr., a Notary Public in and for said County, in said State, hereby certify that Mackey Warren and wife Norma L. Warren whose names 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 6th day of April, A. D., 1981.

Stan Downey Jr.
Notary Public

Comm. Expires 2/26/82

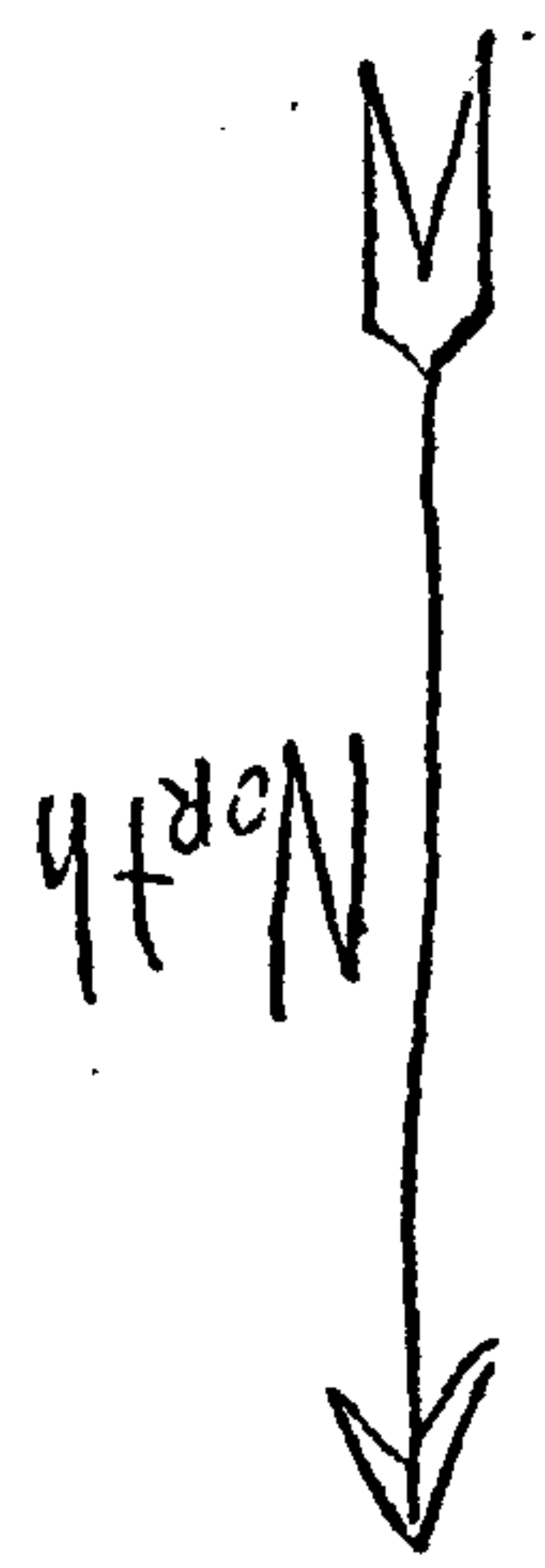
Point of Beginning
Entire Tract

T-20
R-2

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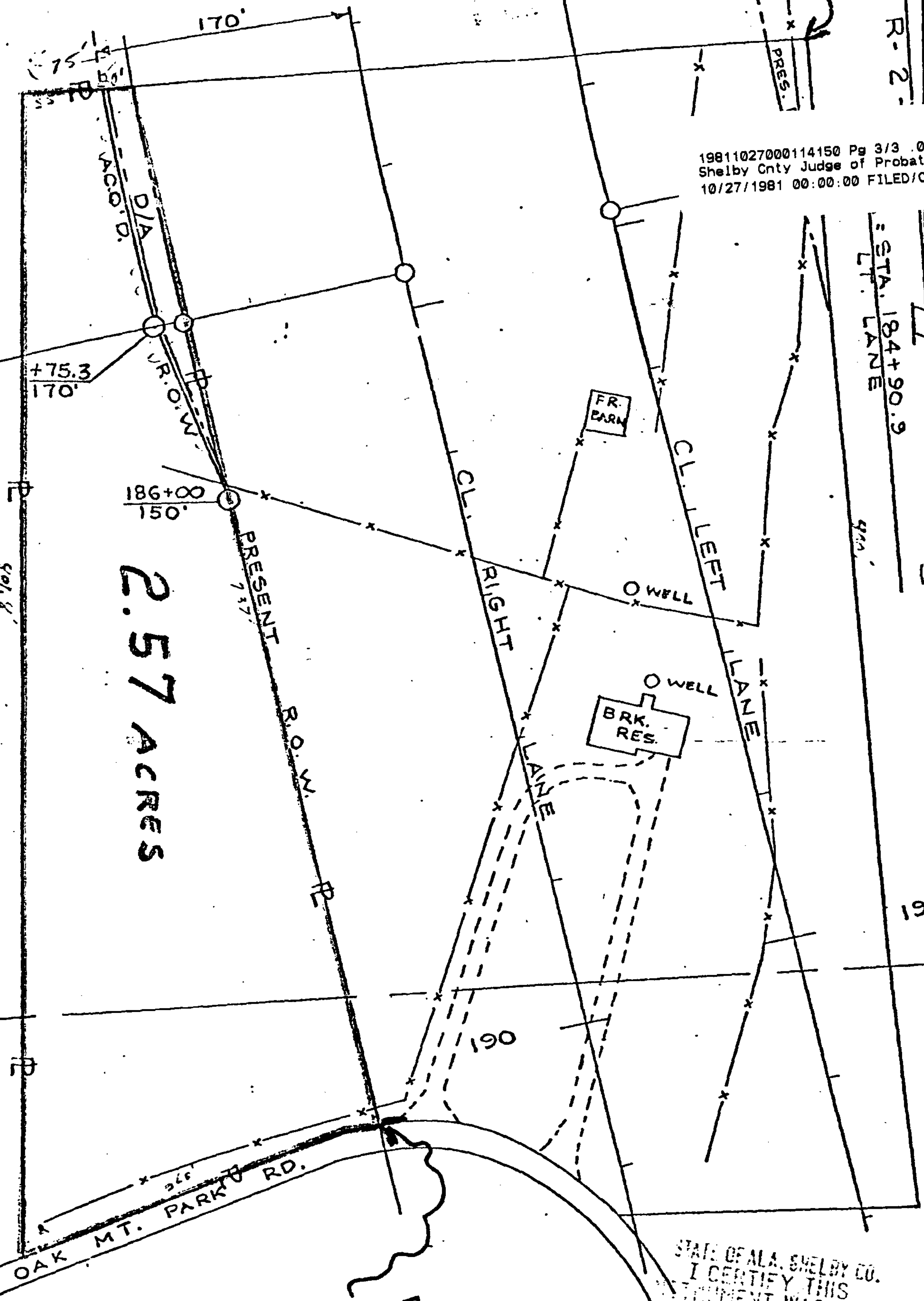
PT. STA. 184+75.3
RT. LANE

STA. 184+90.9
RT. LANE



2.57 ACRES

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Point of Beginning
of
2.57 ACRES

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

1981 OCT 27 AM 10:18

Thomas P. Shivers, Jr.
JUDGE OF PROBATE

Deed TAX 3.00
Rec 4.50
Jud 1.00
8.50

TRACT NUMBER 31-A STATE OF ALABAMA HIGHWAY DEPARTMENT
OWNER: MACKY & NORMA L. WARREN PROJECT NUMBER I-65-2(37)
TOTAL ACREAGE: 2.57 COUNTY SHELBY
R/W REQUIRED: 0.11 (State Did Not Buy)
REMAINDER: 2.46
SCALE: 1" = 100' DATE: 2-25-76 C