

This instrument was prepared by

(Name) Wallace, Ellis, Head & Fowler, Attorneys

(Address) Columbiana, Alabama 35051

Form 1-1-27 Rev. 1-66

WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama

821
19811231000137940 Pg 1/2 .00
Shelby Cnty Judge of Probate, AL
12/31/1981 00:00:00 FILED/CERTIFIED

STATE OF ALABAMA

SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of ONE THOUSAND DOLLARS & other good and valuable consideration

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, Martha M. Gardner, a widow; Roy E. Gardner, a single man; William G. Gardner and wife, Chris Gardner

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

✓ John Robert Gardner

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

PARCEL "C"

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PAGE 337
BOOK
All of the SE $\frac{1}{4}$ of the SE $\frac{1}{4}$ of Section 23, and the SW $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 24, Township 19 South, Range 1 East, South of New U. S. Highway No. 280 described as follows: From the SW corner of the SE $\frac{1}{4}$ of the SE $\frac{1}{4}$ of Section 23, Township 19 South, Range 1 East; also being the point of beginning; run Northwardly along the West line of said $\frac{1}{4}$ $\frac{1}{4}$ a distance of 161.47 feet to a point on the South right of way line of New U. S. Highway No. 280; thence right 92 deg. 05' along the South right of way line of said highway a distance of 1401.96 feet; thence, right 30 deg. 58' along the South right of way line of said U.S. Highway a distance of 116.62 feet; thence left 30 deg. 58' along the South right of way line of said U. S. Highway a distance of 818.27 feet to a point at the intersection of the South right of way line of said U.S. Highway and the South line of the SW $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 24, Township 19 South, Range 1 East; thence right 178 deg. 01' along the South line of said $\frac{1}{4}$ $\frac{1}{4}$ a distance of 1023.00 feet to the SW corner of said $\frac{1}{4}$ $\frac{1}{4}$; thence left 0 deg. 07' along the South line of the SE $\frac{1}{4}$ of the SE $\frac{1}{4}$ of Section 23, Township 19 South, Range 1 East a distance of 1295.20 feet to the point of beginning herein described.

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 the said GRANTEES, 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 noted 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 GRANTEES, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, we have hereunto set OUR hands(s) and seal(s), this day of October, 1979

William G. Gardner (Seal)
Chris Gardner (Seal)

Martha M. Gardner (Seal)
Roy E. Gardner (Seal)

STATE OF ALABAMA

SHELBY COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Martha M. Gardner whose name 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 day of October, A. D., 1979.

3141 Helena Rd.
Al. 35080

Public.

(see reverse side hereof for additional acknowledgment)

19811231000137940 Pg 2/2 .00
Shelby Cnty Judge of Probate, AL
12/31/1981 00:00:00 FILED/CERTIFIED

TO

ARRANTY DEED

ATE OF ALABAMA,

County.

Judge of Probate

LAWYERS TITLE INSURANCE
CORPORATION
Title Insurance
BIRMINGHAM, ALA.

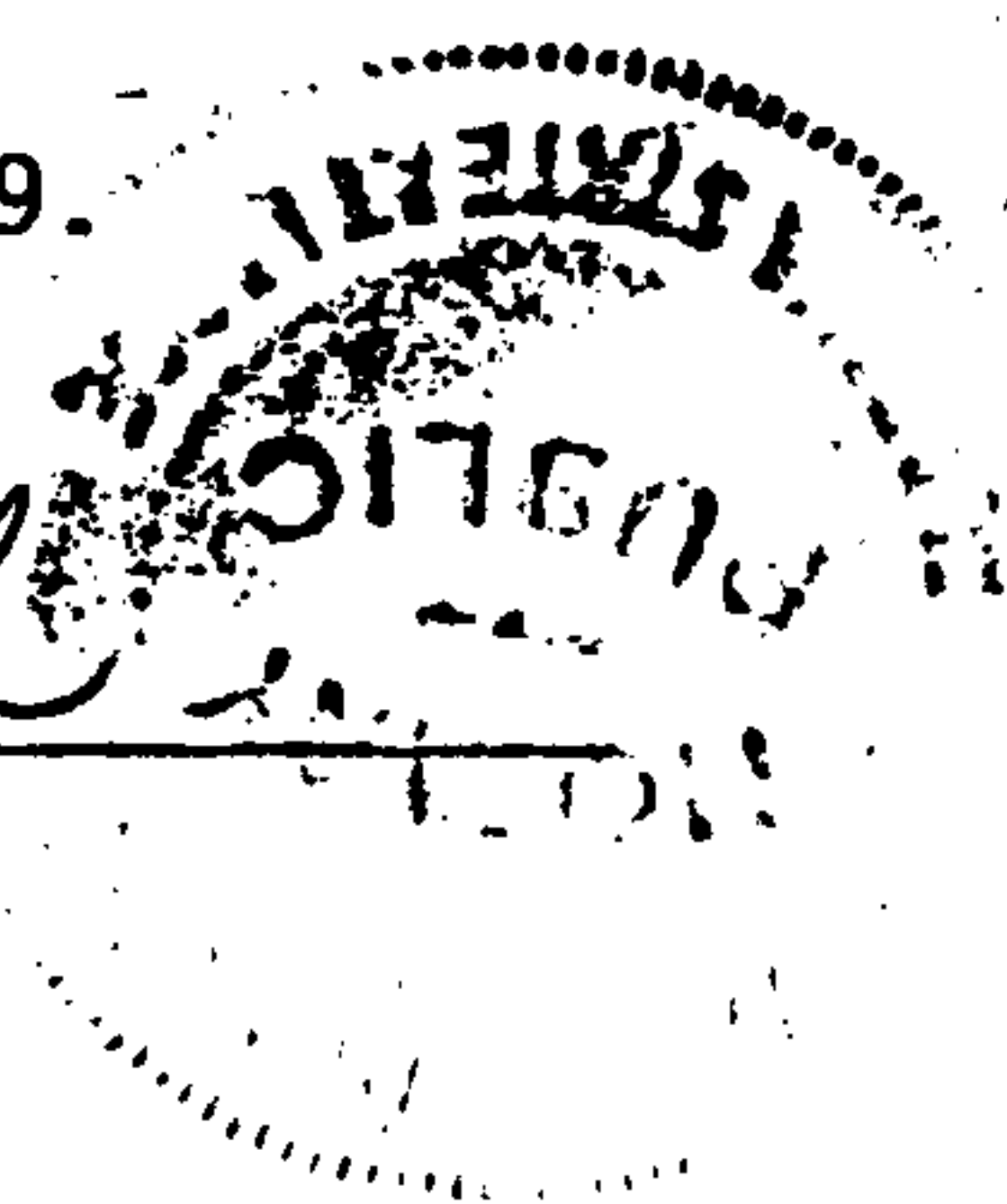
DEED TAX \$
CORD FEE \$
TOTAL \$

STATE OF ALABAMA)
COUNTY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that ROY E. GARDNER, a single man, whose name 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, he executed the same voluntarily on the day the same bears date.

Given under my hand and seal this the 29 day of October, 1979.

Nina M. Dorough
Notary Public

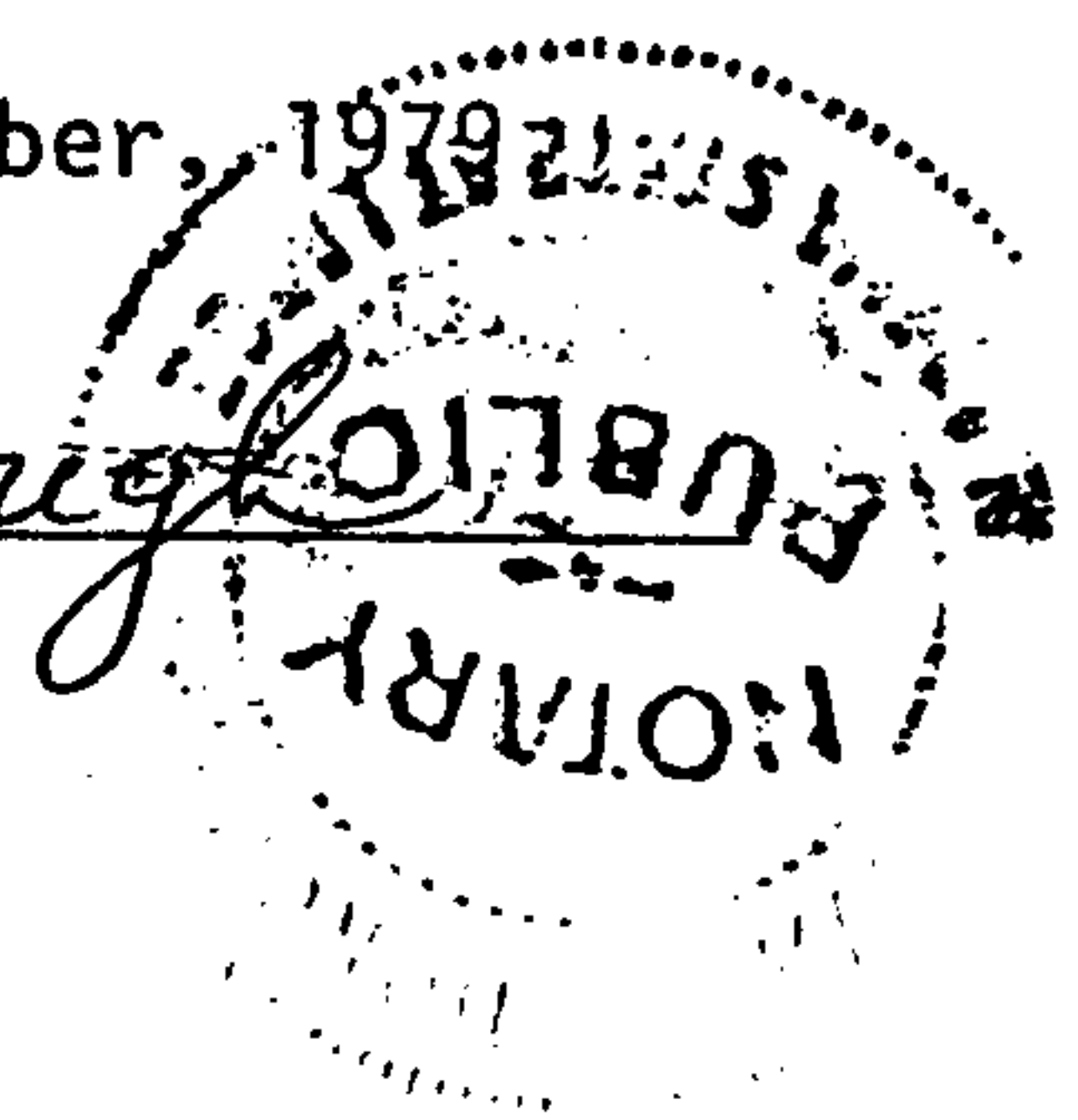


STATE OF ALABAMA)
COUNTY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that WILLIAM G. GARDNER and wife, CHRIS GARDNER, 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 seal on this the 29 day of October, 1979.

Nina M. Dorough
Notary Public



1981 DEC 30 PM 3:49

Thomas P. Shivers
JUDGE OF PROBATE

Deed 1.00
Rec. 4.00
Std. 1.00
6.00

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