

This instrument was prepared by
(Name) WALLACE, ELLIS, HEAD & FOWLER
(Address) COLUMBIANA, ALABAMA 35051
Form 1-1-27 Rev. 1-55
WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama

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

That in consideration of One and no/100 Dollar ----
and gift from grantors to grantee

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we,
Dorothy Downs Schroeder and David Parker Downs

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto
Shelby County, Alabama, a political subdivision of the State of Alabama
(herein referred to as grantee, whether one or more), the following described real estate, situated in
Shelby County, Alabama, to-wit:

A parcel of land located in Section 20, Township 22 South, Range 2 West, more particularly described as follows: Commence at the Northwest corner of the SE $\frac{1}{4}$ of said section; thence East 150 ft. to the point of beginning; thence Southwest 210 feet; thence South along the Westerly line of said quarter 600 ft.; thence Northeasterly 351 feet to the Westerly right-of-way of an unnamed County Road; thence Northerly along said right-of-way to the Northerly line of said quarter; thence West along said Northerly line 135 ft. to the point of beginning.

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The above described property being that property conveyed to Roy Downs by deed dated May 23, 1963, recorded in Deed Book 225, page 585, in the Probate Records of Shelby County, Alabama, but it is the intention of grantors to convey to grantee all real property or any interest in said real property which was owned by Roy Downs at the time of his death in the SE $\frac{1}{4}$ of Section 20, Township 22, Range 2 West, Shelby County, Alabama, whether correctly described herein or not.

The above constitutes no part of the homestead of either grantor.

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 January, 1982.

STATE OF ALA. SHELBY CO.
I CERTIFY THIS (Seal)
INSTRUMENT WAS FILED (Seal)
1982 JAN 26 PM 8:20 (Seal)
Thomas A. Schroeder, Jr.
JUDGE OF PROBATE

Dorothy Downs Schroeder (Seal)
David Parker Downs (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 Dorothy Downs Schroeder and David Parker Downs 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 January day of January, A. D. 1982

Kerathy Jackson Public