

HARRISON, CONWILL & HARRISON

P. O. BOX 557

Columbiana, Alabama 35051

265

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,
Hazel Lorene Jackson, a widow; Ricky Sims Jackson, an unmarried man,

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

✓ Ricky Sims Jackson

(herein referred to as grantee, whether one or more), the following described real estate, situated in

Shelby County, Alabama, to-wit:

Commence at the SE corner of the SW $\frac{1}{2}$ of NW $\frac{1}{2}$, Section 25, Township 19, Range 1 West, and run North along the East line of said $\frac{1}{4}$ - $\frac{1}{4}$ Section 660 feet, more or less, to a point; thence turn to the left and run West parallel with the South line of said $\frac{1}{4}$ - $\frac{1}{4}$ Section 330 feet to a point, which is also a point which is 1270 feet due South of the Florida Short-Route right-of-way; thence turn right and run in a Northerly direction parallel to the East line of said $\frac{1}{4}$ - $\frac{1}{4}$ Section 877.50 feet to the point of beginning of the lot herein described; thence turn to the left and run in a Westerly direction parallel with the South line of said $\frac{1}{4}$ - $\frac{1}{4}$ Section 330 feet to a point; thence turn to the right and run in a Northerly direction parallel with the East line of said $\frac{1}{4}$ - $\frac{1}{4}$ Section 292.50 feet, more or less, to a point on the Southeast right-of-way line of the Florida Short-Route Highway; thence turn to the right and run in a Northeasterly direction along the Southeast right-of-way of said Highway 345 feet, more or less, to a point which is 402.50 feet due North of the point of beginning of the lot herein described; thence turn to the right and run in a Southerly direction parallel with the East line of said $\frac{1}{4}$ - $\frac{1}{4}$ Section 402.50 feet to the point of beginning of the lot herein described; said land being part of the NW $\frac{1}{2}$ of NW $\frac{1}{4}$, Section 25, Township 19, Range 1 West.

Said property is subject to a road easement of uniform width of 15 feet for ingress and egress; said easement to run in a Northerly and Southerly direction and to run along the West boundary line of the above described property for the full length of said road.

Grantors and Grantees address:

Route 1, Box 241
Sterrett, Alabama 35147

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 _____ day of _____ May, 19 82.

STATE OF ALA. SHELBY CO.
I CERTIFY THIS INSTRUMENT WAS FILED
1982 MAY -7 AM 10:45
Hazel Lorene Jackson (SEAL)
Hazel Lorene Jackson (SEAL)

Ricky Sims Jackson (SEAL)
Ricky Sims Jackson (SEAL)
JUDGE OF PROBATE

STATE OF ALABAMA
SHELBY

COUNTY }

General Acknowledgment

I, the undersigned authority
in said State, hereby certify that
Hazel Lorene Jackson, a widow; Ricky Sims Jackson, an unmarried 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 _____ day of _____ May, 19 82.