

\$ 500<sup>00</sup>

909

This instrument was prepared by

(Name) CLIFFORD W. HARDY, JR.  
Attorney at Law  
(Address) 1724 - 3rd Avenue North  
Bessemer, Alabama, 35020



*Jefferson Land Title Services Co., Inc.*  
318 21ST NORTH • P.O. BOX 10481 • PHONE 17051 328-8020  
BIRMINGHAM, ALABAMA 35201  
AGENTS FOR  
*Mississippi Valley Title Insurance Company*

WARRANTY DEED

STATE OF ALABAMA

Shelby COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of \$1.00 and in compliance with a divorce agreement between grantors dated June 24, 1982

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, **BILLY G. JOHNSON and wife EVELYN L. JOHNSON**

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

✓ **EVELYN M. JOHNSON** (Who is one and the same person as Evelyn L. Johnson)

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

A tract of land located in the South-half of the Southwest quarter of Section 22, Township 21 South, Range 3 West described as follows: Commence at the Southeast corner of said Half-quarter Section, thence West along the South boundary of said half-quarter Section 505 feet to the point of beginning of boundary of tract of land herein described; thence continue along the last mentioned course 230 feet, thence 88° 30' right 325 feet to the South right-of-way boundary of a street, thence 91° 30' right along said right-of-way boundary 230 feet, thence 88° 30' right 325 feet to the point of beginning.

(PROVISIONS CONTINUED ON REVERSE SIDE)

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 24th day of June, 1982

Billy G. Johnson  
BILLY G. JOHNSON

(SEAL)

Evelyn L. Johnson  
EVELYN L. JOHNSON

(SEAL)

(SEAL)

(SEAL)

(SEAL)

(SEAL)

STATE OF ALABAMA

JEFFERSON

COUNTY

General Acknowledgment

I, **VEDA T. PRAYTOR**

a Notary Public in and for said County,

in said State, hereby certify that **Billy G. Johnson and wife Evelyn L. Johnson**

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 24th day of June, A.D. 19 82

Veda T. Praytor  
Notary Public

Form Ala

1629 Bryson St.  
Midfield Al. 35226

- The above property is sold subject to the following restrictions:
1. No house shall be erected on any lot having less than 1000 square feet of floor space and must be equipped with indoor toilet facilities. Under no condition will outdoor toilets be permitted on the property.
  2. No structures of temporary character such as trailers, tents, barns or other outbuildings shall be used as residence either temporarily or permanently.
  3. No building shall be closer than 35 feet from the front of property line.
  4. Septic tanks shall be installed for sewage disposal. Said installations shall be in accordance with the Health Department regulations of Shelby County, Alabama.
  5. Except easement to be granted to Alabama Power Company.

CLERK OF ALA. SHELBY CO.  
I CERTIFY THIS  
DEED WAS FILED

1962 JUN 28 AM 9:23

*Thomas G. Shannon, Jr.*  
CLERK OF COURTS

*Deed 50*  
*Rec. 3.00*  
*Ind. 1.00*  

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*4.50*

Return to:

TO

## WARRANTY DEED

STATE OF ALABAMA  
COUNTY OF



Recording Fee \$

Deed Tax \$

\$

This form furnished by

*Jefferson Land Title Services Co., Inc.*  
316 1ST NORTH & P. O. BOX 10451 • PHONE 12081 • 228-8020  
BIRMINGHAM, ALABAMA 35201

AGENTS FOR

Mississippi Valley Life Insurance Company

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