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19821217000147060 1/1 \$.00
Shelby Cnty Judge of Probate, AL
12/17/1982 12:00:00 AM FILED/CERT

THIS INSTRUMENT PREPARED

NAME Jeanette Allison Anglin

ADDRESS Route 1, Box 458-B, Vincent, Alabama 35178

WARRANTY DEED (Without Survivorship)

ALABAMA TITLE CO., INC.

State of Alabama

COUNTY

Know All Men By These Presents.

That in consideration Of Twenty-Seven Thousand And no/100-----DOLLARS

to the undersigned grantor Ralph J. Douglas, Jr. and wife, Una Faye Douglas,

in hand paid by Jeanette Allison Anglin

the receipt whereof is acknowledged

we, the said Ralph J. Douglas, Jr. and wife,

do grant, bargain, sell and convey unto the said Jeanette Allison Anglin Una Faye Douglas

the following described real estate, situated in Shelby

County, Alabama,

to-wit:

The E. $\frac{1}{2}$ of the N.E. $\frac{1}{4}$ of the N.W. $\frac{1}{4}$ of Section 34, Township 18S., Range 2 East.
Also, that part of the S.E. $\frac{1}{4}$ of the S.E. $\frac{1}{4}$ of Section 27, Township 18S., Range 2 East,
lying S.E. of the paved road (County 53) containing seven (7) acres, more or less,
the property being situated in Shelby County, Alabama.

Twenty-four Thousand and no/100 dollars of the above consideration was paid
by a mortgage loan recorded simultaneously herewith.

The grantees herein hereby grant an easement for egress and ingress on the
existing road situated in the W. $\frac{1}{2}$ of the N.E. $\frac{1}{4}$ of N.W. $\frac{1}{4}$ of Section 34, Township 18S.,
Range 2E., in Shelby County.

Said real estate is subject to:

1. Lease granted to Amoco Production Company as recorded in Volume 329,
Page 775 in the Probate Office of Shelby County, Alabama.
2. Right of way to Alabama Power as recorded in Volume 229, Page 329 in
the said Probate Office.
3. Right of way to Shelby County for road as recorded in Volume 226, Page
30, in the said Probate Office.
4. Right of way to Alabama Power Company as recorded in Volume 107, Page
471 in the said Probate Office.

TO HAVE AND TO HOLD, to the said GRANTEE(S) his, her or their 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:

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 hand and seals, this 15th
day of December 1982.

WITNESS:

Deed TAX 3.00
Dee 1.50
Jud 1.00
5.50

DEC 17 AM 11:10
see ME 425-572
Shelby County Probate Office

Ralph J. Douglas, Jr.
Una Faye Douglas

State of

COUNTY

General Acknowledgement

I, Clyde Walker, Jr.

, a Notary Public in and for said County, in said State,

hereby certify that Ralph J. Douglas and wife, Una Faye Douglas

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

have

executed the same voluntarily

on the day the same bears date.

Given under my hand and official seal this 15th day of December

A. D., 1982

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Clyde Walker, Jr.