

This instrument was prepared by

(Name) WALLACE, ELLIS, HEAD & FOWLER

(Address) COLUMBIANA, ALABAMA 35051

Form 1-1-27 Rev. 1-66

WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama

Value: \$10,000.00

19830128000012220 Pg 1/1 .00
Shelby Cnty Judge of Probate, AL
01/28/1983 00:00:00 FILED/CERTIFIED

STATE OF ALABAMA

Shelby

COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of One and no/100 (\$1.00) Dollar and love and affection

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, Herbert N. McGaughy and wife, Myrtle McGaughy

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

H. G. McGaughy, Route 5, Box 247, Montevallo, Al.

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

The East one-half of the hereinafter described property:

That certain lot or square of land lying South of and adjoining the depot grounds of the Southern Railway heretofore known as and called the S. H. McCauley Home lot; the same measuring 275 feet, more or less, along said Depot Grounds and running back 310 feet, more or less; the same being situated in the Town of Montevallo, and in the SW 1/4 of the NW 1/4 of Section 3, Township 24, Range 12 East and being the same property conveyed to John T. McGaughey by Fannie C. McDonough and John W. McDonough by deed dated 1st day of September, 1910; also being known as Block 7 according to map of S. D. Brown. EXCEPT highway right of way.

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED

1983 JAN 28 AM 10:15

James A. Swann, Jr.
JUDGE OF PROBATE

Deed tax 1.00
Rec 1.50
Ind 1.00
12.50

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 3rd day of January, 1983.

James A. Swann, Jr. (Seal)
James A. Swann, Jr. (Seal)
(Seal)

Herbert N. McGaughy (Seal)
Myrtle McGaughy (Seal)
(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 Herbert N. McGaughy and wife, Myrtle McGaughy, 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 they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 3rd day of January, A. D. 1983.

James A. Swann, Jr.
Public.