

WARRANTY DEED

123

THE STATE OF ALABAMA,
SHELBY COUNTY.

KNOW ALL MEN BY THESE PRESENTS, that in consideration of ---ONE HUNDRED AND NO/100 (\$100.00)--- DOLLARS and other valuable considerations to the undersigned GRANTOR or GRANTORS in hand paid by the GRANTEE(S) herein, the receipt whereof, is hereby acknowledged we, C. D. Babcock and wife, Sara H. Babcock

(herein referred to as GRANTOR(S), do hereby GRANT, BARGAIN, SELL and CONVEY unto Bullock County Propane Gas Company, Inc., a corporation (herein referred to as GRANTEE(S)) its successors its ~~XXX~~ and assigns, the following described Real Estate, situated in the County of Shelby and State of Alabama, to-wit:

A tract of land situated in the Southeast Quarter of Southeast Quarter of Section 12, Township 21 South, Range 3 West and more particularly described as follows: Commence at the Southeast corner of the above described Southeast Quarter of Southeast Quarter, and in a Westerly direction along the South line of said Quarter Quarter, run a distance of 1048.89 feet to R/W marker #P.O.C. 587+80; thence turn an angle of 55 degrees 51 minutes to the right for a distance of 237.87 feet to the intersection of the NW R/W of the County Road and the Northeasterly R/W of Interstate Highway #65 for the point of beginning; thence in a Northwesterly direction along the Northeasterly R/W of said Interstate Highway #65 and the arc of a curve to the right having a central angle of 4 degrees 22 minutes a radius of 2755.91 feet for a distance of 210.21 feet along said arc; thence run North 47 degrees 27 minutes East for a distance of 210.0 feet; thence turn an angle of 95 degrees 49 minutes to the right and run South 36 degrees 44 minutes East for a distance of 210.0 feet to the Northwesterly R/W line of the aforementioned County Road; thence in a Southwesterly direction along the Northwesterly R/W of said County Road and the arc of a curve to the right having a central angle of 13 degrees 28 minutes and a radius of 895.52 feet for a distance along said arc of 210.48 feet to the point of beginning.

This conveyance is made subject to all easements, restrictions, rights of way and reservations of record which affect the subject property.

This property does not constitute the homestead of Grantors.

The consideration of this Deed is paid from a Mortgage made simultaneously herewith.

TO HAVE AND TO HOLD, the aforegranted premises to the said GRANTEE(S), its ~~XXX~~ and assigns FOREVER.

And GRANTOR(S) do its ~~XXX~~ covenant with the said GRANTEE(S), its ~~XXX~~ and assigns, that they are lawfully seized in fee simple of the aforementioned premises; that they are free from all encumbrances, except as hereinabove provided; that they have a good right to sell and convey the same to the said GRANTEE(S), its ~~XXX~~ and assigns, and that GRANTOR(S) will WARRANT AND DEFEND the premises to the said GRANTEE(S), its ~~XXX~~ and assigns forever, against the lawful claims and demands of all persons except as hereinabove provided.

IN WITNESS WHEREOF WE have hereunto set OUR hands and seal S, this 1st day of APRIL 19 83.

WITNESS:

Recd 1.50
Ind 1.00
2.50

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

1983 APR -4 AM 11:24
see Mtg H29-274

C. D. Babcock
Sara H. Babcock

THE STATE OF ALABAMA,
MONTGOMERY COUNTY.

Thomas P. Snowdon, Jr.
JUDGE OF PROBATE

I, the undersigned authority a Notary Public in and for said State at Large hereby certify that C. D. Babcock and Sara H. Babcock

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 they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 1st day of April 19 83

Louis W. Fisher
Notary Public