

WARRANTY DEED

STATE OF ALABAMA
SHELBY COUNTY }

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of One hundred dollars and other considerations

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we,

William Ronnie Lee and wife Betty Lee

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

Lonnie W. Watson and wife Joan Watson

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

Commence at the Southwest corner Section 14, Township 21 South, Range 1 East; Thence East along the South line of said Section a distance of 1725.03 feet to the East Right of Way of Alabama State Highway 145; Thence turn an angle to the left of 75 degrees 59 minutes and run along said highway right of way 190 feet to begin. Thence continue along said right of way 100 feet to a point. Thence turn an angle to the right of 76 degrees and run 423.43 feet to a point on the water line of Lay Reservoir. Thence turn right and run Southeasterly along said reservoir line 100 feet. Thence turn right and run 530 feet to the point of beginning. Situated in the SE $\frac{1}{4}$ of the SW $\frac{1}{4}$, Section 14, Township 21 South, Range 1 East, Shelby County, Alabama and containing one acre more or less.

BOOK 346 PAGE 164

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 5 day of April, 19 83.

STAMP: TAX 1.00 STATE OF ALA. SHELBY CO.

STAMP: I CERTIFY THIS INSTRUMENT WAS FILED

STAMP: 3.50

STAMP: 1983 APR -5 PM 4:16

STATE OF Alabama }
Shelby COUNTY }
JUDGE OF PROBATE

General Acknowledgment

I, **Doris Faye Turner**
in said State, hereby certify that **William Ronnie Lee and Betty Lee**

a Notary Public in and for said County,

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, HAVE executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 5 day of April, A.D. 19 83.

Doris Faye Turner