

This instrument prepared by:

Clayton Realty Co 600 West Crest Estates, Hueytown, Ala 35023

362
DEED, STATUTORY WARRANTY

STATE OF ALABAMA)

KNOW ALL MEN BY THESE PRESENTS

SHELBY COUNTY)

That for and in consideration of Five Thousand Dollars & NO/100 (\$5,000.00) Dollars and the execution of a Purchase money mortgage in the amount of \$70,000.00 to the under signed grantor, Ora N. Clayton, a unmarried widow, in hand paid by Post Welding Supply Co the receipt whereof is acknowledged I, the said Ora N. Clayton an unmarried widow, do grant, bargain, sell and convey unto the said Post Welding Supply Co the following described real estate, situated in Shelby County, Alabama, to-wit:

Parcel 9, according to the map and plat of Whispering Pines Farms as recorded in Map Book 8, Page 125, in the Office of Judge of Probate of Shelby County, Alabama, more particularly described as follows:

BOOK 349 PAGE 893
A parcel of land containing 45.90 acres, more or less, located in the SW-1/4 of the SW-1/4, SE-1/4 of the SW-1/4, NW-1/4 of the SW-1/4 and the NE-1/4 of the SW-1/4 of Section 12, Township 21 South, Range 5 West, Shelby County, Alabama, described as follows: Commence at the Southwest corner of said Section 12 and run North 86 degrees 59 minutes East along the South boundary of said Section 716.76 feet to the point of beginning of this description; thence continue on the same line 1166.38 feet to a point on a property line fence; thence run North 06 degrees 48 minutes West along said fence 1593.62 feet to the intersection of the South right of way of Shelby County Highway No. 13; thence run in a westerly direction along the curve of said highway right of way subtended by a chord bearing North 88 degrees 32 minutes West 1261.95 feet to a point on a property line fence; thence run South 09 degrees 39 minutes East along said fence 1700.17 feet to the point of beginning. In the event of any discrepancy in this metes and bounds description and the description as shown in the plat as recorded in Map Book 8, Page 125, in the Office of the Judge of Probate of Shelby County, Alabama, then in such event the terms of this metes and bounds description shall control.

This conveyance is made subject to:

- (1) Taxes due in the year 1983, a lien but not yet payable.
- (2) Title to all mineral and mining rights together with all rights incident thereto.
- (3) Oil, gas and mineral lease from A. E. Burgess et ux to Jack E. Klinger dated 6-5-81 and recorded in Deed Book 113, Page 189.
- (4) Right of way in favor of Shelby County recorded in Deed Book 221, Page 403.
- (5) All oil, gas, coal, iron, sulphur and all other mineral rights together with all rights incidental thereto reserved by A. E. Burgess and wife, Mary Ruth Burgess in that certain deed to Ora N. Clayton recorded in Book 348 Page 577, in the office of the Judge of Probate, Shelby County, Alabama.

To have and to hold the said above described property unto the said party of the second part, together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in any wise appertaining and unto their heirs and assigns forever.

In Witness Whereof, I have hereunto set my hands and seals this the 6th day of September, 1983.

Ora N. Clayton
Ora N. Clayton

STATE OF ALABAMA)

Jefferson County)

I, the undersigned authority, a Notary Public in and for said county, in said state, hereby certify that Ora N. Clayton, an unmarried widow, 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, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 6th day of September, 1983.

James E. Raby
Notary Public
My Comm Expires 4-9-85

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
1983 SEP -9 PM 12:07

Thomas A. Shivers, Jr.
JUDGE OF PROBATE

Deed Tax 8.00
Rec 3.00
Ind 1.00
9.00