

This instrument was prepared by
(Name) LARRY L. HALCOMB
ATTORNEY AT LAW
(Address) 3512 OLD MONTGOMERY HIGHWAY
HOMEWOOD, ALABAMA 35209
WARRANTY DEED-

Send tax notice to:
John Freeze
Route 1, Box 113C
Vandiver, AL

STATE OF ALABAMA }
Shelby COUNTY } KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Twenty two thousand nine hundred and no/100 (\$22,900.00)

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

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

John Freeze

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

SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION.

Subject to taxes for 1984.

Subject to power lines as shown on a survey prepared by Amos Cory dated
12/6/83.

\$ 21,750.00 of the purchase price recited above was paid from a mortgage loan
closed simultaneously herewith.

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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 22nd
day of December, 1983

(Seal)
(Seal)
(Seal)

Joseph Anthony (Seal)
Marie Anthony (Seal)
Marie Anthony (Seal)

STATE OF ALABAMA }
Jefferson COUNTY }

General Acknowledgment

I, Larry L. Halcomb, a Notary Public in and for said County, in said State, hereby certify that Joseph Anthony and wife, Marie Anthony 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 they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 22nd day of December, A. D., 1983

[Signature]

Notary Public

My Commission Expires 1/23/86

EXHIBIT "A"

A parcel of land in the North-Half of the NW $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 15, Township 18 South, Range 1 East, Shelby County, Alabama, described as follows: Commence at the Southeast corner of said 20 acre tract; thence run North along the East $\frac{1}{4}$ - $\frac{1}{4}$ line a distance of 263.0 feet to the point of beginning; thence continue last course a distance of 152.0 feet; thence turn left 93 degrees 45 minutes 15 seconds a distance of 254.01 feet to a point on a chert road; thence turn left 127 degrees 37 minutes 45 seconds a distance of 244.15 feet along said chert road; thence turn left 76 degrees 04 minutes a distance of 103.73 feet to the point of beginning.

Less and except any portion of subject property lying within a public road. (Shelby County Road #491).

RECEIVED
PROPERTY TAX
1983 DEC 28 PM 1:00

See Mtg 441-122
Thomas A. Henderson, Jr.
SHELBY COUNTY

Deed Tax	1.50
Rec	3.00
Ind	1.00
	<hr/> 5.50