

SEND TAX NOTICE TO:

(Name) George T. Bentley

(Address) P. O. Box 885
Columbiana, Al. 35051

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This instrument was prepared by
(Name) WALLACE, ELLIS, HEAD & FOWLER

Form 1-1-17 Rev. 1-66

WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama

STATE OF ALABAMA

Shelby COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of One and no/100 Dollar ————
and the execution of a purchase money mortgage in the amount
of Twenty-five thousand and no/100 (\$25,000.00) Dollars
to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I
or we,

Jane Fowler Carter, a widow

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

George T. Bentley

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

Beginning at a point on the East side of North Main Street, which point is 185 1/2 feet
North of the point of intersection of the North line of East College Street with the
East line of Main Street, measured along the east line of said Main Street; run thence
East and perpendicular to Main Street a distance of 212 feet, more or less, to the
West line of the lot sold by Harry Gordon to N. T. Atchison and quit claimed by George M.
Horn, et al to N. T. Atchison as shown by Deed Book 179, page 230 in Probate Office of
Shelby County, Alabama; run thence north along the west line of said Atchison lot
25 feet; run thence west and perpendicular to said Main Street a distance of 212 feet,
more or less, to the east margin of said Main Street; run thence South along the East
margin of said Main Street a distance of 25 feet to the point of beginning.

There is excepted from this conveyance an easement or right-of-way 15 feet in width
across the lot herein conveyed, in rear of building now situated on said lot, the west
line of said right of way not to be more than 60 feet east from the East margin of
Main Street.

There is excepted a 10 foot right of way across the east end of the above described lot.

It is also understood and agreed that the north and south walls of the building now
situated on said lot shall be a party wall between the parties herein and adjoining land
owners and each shall own an undivided interest in the same.

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, I have hereunto set my hands(s) and seal(s), this 1st
day of May, 1984.

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

(Seal)

1984 MAY -1 PM 12:44

(Seal)

See Mtg #47-844

Judge of Probate

Reg 1.00
Ind 1.00
8.00

STATE OF ALABAMA

Shelby COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State,
hereby certify that Jane Fowler Carter, a 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 1st day of May, A. D., 1984