

(Name) Larry L. Halcomb

(Address) 3512 Old Montgomery Hwy.
Homewood, Alabama, 35209



Cahaba Title, Inc.

1970 Chandalar South Office Park
Pelham, Alabama 35124

Representing St. Paul Title Insurance Corporation

WARRANTY DEED

STATE OF ALABAMA

Shelby

COUNTY }

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of ONE HUNDRED TEN THOUSAND NINE HUNDRED FORTY AND 78/100

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

William F. Martens and wife, Patsy H. Martens

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

✓ George Warren Prather

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

an undivided 3/4 interest in the following described property:

SEE ATTACHED LEGAL DESCRIPTION

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 16th
day of June, 19 78

Charles Rhodes

(SEAL)

William F. Martens
William F. Martens

(SEAL)

Martin J. Rankin

(SEAL)

Patsy H. Martens
Patsy H. Martens

(SEAL)

(SEAL)

(SEAL)

STATE OF Alabama
Shelby

COUNTY }

General Acknowledgment

I, the undersigned a Notary Public in and for said County,
in said State, hereby certify that William F. Martens and wife, Patsy H. Martens

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 16th day of June, A.D. 1978

P.O. Box 1418
Opelousas, La 70570

Barbara C. Middlebrooks
Notary Public

Commence at the SW corner of Section 21, Township 21 South, Range 1 West; thence run East along the South line of said section a distance of 55.25 feet; thence turn an angle of 53° 00' to the left and run a distance of 72.00 feet; thence turn an angle of 14° 35' to the left and run a distance of 505.50 feet; thence turn an angle of 23° 51' to the right and run a distance of 105.90 feet; thence continue in the same direction a distance of 108.25 feet; thence turn an angle of 30° 04' to the left and run a distance of 676.40 feet; thence turn an angle of 9° 09' to the right and run a distance of 245.84 feet to the point of beginning; thence turn an angle of 117° 40' to the left and run a distance of 218.82 feet; thence turn an angle of 13° 13' to the right and run a distance of 528.77 feet; thence turn an angle of 12° 30' to the right and run a distance of 508.70 feet; thence turn an angle of 23° 24' to the left and run a distance of 374.50 feet; thence turn an angle of 12° 35' to the left and run a distance of 590.63 feet, more or less, to the West line of the East half of the SE $\frac{1}{4}$ of Section 20, Township 21 South, Range 1 West; thence run North along the West line of the East half of the SE $\frac{1}{4}$ and the West line of the SE $\frac{1}{4}$ of the NE $\frac{1}{4}$ of said Section 20, a distance of 1680 feet, more or less, to the center line of Waxahatchie Creek; thence run along the meanderings of Waxahatchie Creek the following bearings and distances: North 86° 17' 09" East, 112.15 feet; South 77° 02' 13" East, 242.78 feet; North 59° 14' 43" East, 30.10 feet; North 17° 40' 22" East, 53.00 feet; North 11° 16' 35" West, 44.67 feet; North 6° 31' 05" East, 65.72 feet; North 59° 05' 21" East 50.88 feet; South 52° 29' 43" East, 177.72 feet; South 88° 14' 56" East, 286.82 feet; North 37° 08' 49" East, 42.73 feet; North 18° 22' 08" East, 63.51 feet; North 34° 16' 06" West, 198.19 feet; North 7° 41' 43" West, 67.06 feet; South 58° 51' 23" East, 117.48 feet; South 69° 23' 00" East, 200.16 feet; South 70° 48' 38" East, 200.47 feet; South 72° 13' 57" East, 100.45 feet; South 45° 56' 53" East 213.44 feet; South 74° 10' 00" East, 134.31 feet; South 25° 03' 51" East, 161.61 feet; South 61° 10' 49" East, 126.08 feet; South 51° 08' 21" East, 267.73 feet; South 48° 03' 18" East, 102.01 feet; South 18° 29' 18" East, 31.79 feet; South 75° 13' 30" East, 117.38 feet; South 88° 08' 10" East, 43.43 feet; South 15° 38' 48" East, 225.44 feet, more or less to the North line of the NW $\frac{1}{4}$ of the SW $\frac{1}{4}$ of said Section 21, thence run West along the North line of said $\frac{1}{4}$ - $\frac{1}{4}$ Section a distance of 151.31 feet to the center line of a gravel road; thence turn an angle of 100° 45' 41" to the left and run along said gravel road a distance of 101.17 feet; thence turn an angle of 11° 55' to the right and run along said road a distance pf 260.10 feet; thence turn an angle of 20° 05' to the left and run a distance of 236.80 feet; thence turn an angle of 21° 07' to the right and run along said road a distance of 115.82 feet; thence turn an angle of 25° 14' to the right and run along said road a distance of 374.62 feet to the point of beginning. Situated in Shelby County, Alabama. Containing 83.5 acres.

Subject to taxes for 1979. Subject to Right of way in favor of Shelby County, Alabama recorded in Deed Book 244, Page 647, in said Probate Office of Shelby County, Alabama; Subject to Easement to Alabama State Highway Department recorded in Deed Book 161, page 71, in said Probate Office.

Subject to affidavits recorded in Deed Book 265, page 662: Misc. Book 1 Page 416 and 417, and Misc. Book 2, page 8, in the Probate Office of Shelby County assert that the right of way to Shelby County as recorded in Deed Book 244, page 647, in said Probate Office, has not been accepted by Shelby County, and that the road designated therein is not a public road.

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

1984 MAY 15 AM 10:28

Thomas J. Lawrence
JUDGE OF PROBATE

Deed TAX	111.00
Rec	3.00
Ind	1.00
	115.00