

This instrument was prepared by
(Name) WALLACE, ELLIS, HEAD & FOWLER, ATTORNEYS AT LAW
(Address) Columbiana, Alabama 35051
Form 1-1-27 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 Twenty-five Thousand & 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, Lois Farmer and W. J. Chandler, individually, and as Executors of the Last Will and Testament of J. Purser Miles, deceased; Martha Moody, and Tommie Head

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto
Frank I. Owen, Jr.

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

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A part of the SW¼ of NW¼ of Section 25, Township 21, Range 1 West, described as follows: Beginning on the West line of said forty acres on the South side of Mildred Street and running Northeast along the South side of Mildred Street 15 feet to the East side of a private lane; thence South and parallel with the West line of said forty acres 105 feet to the point of beginning of the lot herein conveyed; thence continue South along the East line of said lane 80 feet; thence North 84 degrees 50 minutes East 192 feet, thence North and parallel with the West line of said forty acres 80 feet; thence South 84 degrees 50 minutes West 192 feet to the point of beginning, and situated in the Town of Columbiana, Alabama, together with the perpetual right to use the above referred to private alley as a means of ingress and egress to and from said lot.

Subject to easements and rights of way of record.

The grantors warrant that the grantors, Martha Moody, Tommie Head, and W. J. Chandler are married, and that the grantor, Lois Farmer, is not married, and further, that the above described property herein conveyed is not any part of the homestead of any of the said grantors.

\$24,000 of purchase price recited above was paid from mortgage loan closed simultaneously herewith.

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 19th day of November, 19 84.

Lois Farmer (Seal)
Lois Farmer
W. J. Chandler (Seal)
W. J. Chandler
AS EXECUTORS OF LAST WILL AND TESTAMENT OF J. PURSER MILES, DECEASED (Seal)

Lois Farmer (SEAL)
Lois Farmer
W. J. Chandler (Seal)
W. J. Chandler
Martha Moody (Seal)
Martha Moody
Tommie Head (Seal)
Tommie Head

STATE OF ALABAMA }
SHELBY COUNTY }

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Lois Farmer, W. J. Chandler, Martha Moody and Tommie Head 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 19th day of November, A. D., 19 84

FR. B. C. (see over for additional acknowledgment) Public.

RETURN TO:

TO

WARRANTY DEED

STATE OF ALABAMA,

County.

Judge of Probate

LAWYERS TITLE INSURANCE
CORPORATION
Title Insurance
BIRMINGHAM, ALA.

DEED TAX \$
RECORD FEE \$
TOTAL \$

STATE OF ALABAMA)
SHELBY COUNTY)

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Lois Farmer and W. J. Chandler, whose names as Executors of the Last Will and Testament of J. Purser Miles, deceased, 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, as such Executors, and with full authority, executed the same voluntarily on the day the same bears date.

Given under my hand and seal this 19th day of Nov., 1984.

Notary Public

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

1984 NOV 20 PM 2:39

Thomas H. [Signature]
JUDGE OF PROBATE

RECORDING FEES

Mortgage Tax	\$	
Deed Tax		<u>1.00</u>
Mineral Tax		
Recording Fee		<u>5.00</u>
Index Fee		<u>4.00</u>
TOTAL	\$	<u>10.00</u>

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