

This instrument was prepared by

DESCRIPTION FURNISHED BY GRANTOR

HARRISON, CONWILL, HARRISON & JUSTICE

P. O. Box 557

Columbiana, Alabama 35051

WARRANTY DEED

STATE OF ALABAMA
SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of One Hundred and no/100-----Dollars
and other good and valuable consideration

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

R. W. Beavers, unmarried

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

W. S. Beavers

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

Fourteen (14) acres located in the NE $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 23,
Township 18 South, Range 2 East.

Said 14 acres bounded on the West by the Kendrick Mill Road, on
the North by Shelby County Highway No. 59, on the East by land of
J. M. Garrett, and on the South by lands previously owned by L.
C. Clifton. Said property being the same property as conveyed to
Grantor by deed dated October 5, 1942 and recorded in Deed Book
115, at Page 329 in the Shelby County Probate Office.

LESS AND EXCEPT right-of-way conveyed to Shelby County for
right-of-way of Shelby County Highway No. 59.

Grantor's address:

Route 1, Box 173
Vincent, Alabama 35178

Grantee's address:

Route 1
Vincent, Alabama 35178

Grantor reserves a life estate in and to the above described property.

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

1985 JAN -2 AM 9:05

Judge of Probate

Deed tax .50
Rec. 2.50
1.00
4.00

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
day of January, 1985

(SEAL)

R. W. Beavers

(SEAL)

(SEAL)

(SEAL)

(SEAL)

(SEAL)

STATE OF ALABAMA

SHELBY

COUNTY

General Acknowledgment

I, the undersigned authority,
in said State, hereby certify that R. W. Beavers, unmarried

a Notary Public in and for said County.

Whose name(s) 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, he executed the same voluntarily on the day the same bears date

Given under my hand and official seal this January day of January

Notary Public