

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 Four Thousand Six Hundred and no/100 and the assumption of the unpaid balance due on that certain mortgage recorded in Real Book 016, Page 920, in the Probate Office of Shelby County, Alabama, to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we,

Lonnie J. Wooten

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

Larry H. Burchfield all my undivided interest in and to
(herein referred to as grantee, whether one or more) the following described real estate, situated in
Shelby County, Alabama, to-wit:

A lot and two-story brick building in town of Columbiana in the SE $\frac{1}{4}$ of NE $\frac{1}{4}$ of Section 26, Township 21 South, Range 1 West, more particularly described as follows: Commencing at a point on the West side of Main Street on the Western boundary of said Main Street 10 inches North of the Northeast corner of where J.L. Peter's building once stood; thence running North along the Western boundary of said Main Street 24 feet 4 inches to the center of the North wall of the building herein conveyed; thence West 90 feet along the South boundary line of Columbiana Savings Bank lot (now belonging to Karl C. Harrison); thence South 24 feet 4 inches; thence East 90 feet to the point of beginning.

Situated in Shelby County, Alabama.

019 RE 647
BOOK 3000

The above described property is not the homestead of the grantor.

Grantor's address:

3445 Hillway Drive
Birmingham, Alabama 35243

Grantee's address:

P. O. Box 668
Columbiana, Alabama 35051

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
1985 MAR -1 PM 1:19

Thomas A. Garrison, Jr.
JUDGE OF PROBATE

Deed tax - 5.00
Rec 2.50
Adv 1.00
8.50

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

March , 19 85

day of

(SEAL)

(SEAL)

Lonnie J. Wooten

(SEAL)

(SEAL)

(SEAL)

(SEAL)

STATE OF ALABAMA
SHELBY COUNTY

General Acknowledgment

a Notary Public in and for said County,

I, the undersigned authority
in said State, hereby certify that Lonnie J. Wooten

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 15th day of March

R. J. Conwill
Notary Public
A.D. 1985
41381

CONWILL & JUSTICE