

(Name) Harry J. Isbell

(Address) Chelsea, Alabama 35043

This instrument was prepared by

(Name) Wallace, Ellis, Head & Fowler, Attorneys

(Address).....Columbiana, Alabama 35051

Form 1-1-27 Rev. 1-66

WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama

STATE OF ALABAMA
SHELBY

SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of ONE AND NO/100 (\$1.00) DOLLARS

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

B. J. Isbell and wife, Gladys Isbell

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

Harry J. Isbell

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

One triangular lot in Chelsea, Alabama, described as follows: Commencing at the SE corner of the SW $\frac{1}{4}$ of NE $\frac{1}{4}$ of Section 34, Township 19, Range 1 West, and run thence North 49 deg.. 20 min. West 954 feet; and run thence North 62 deg. 4 min. East a distance of 232 feet to a point on the West margin of the Columbiana and Chelsea public road; run thence in a Northerly direction along the West margin of the said Columbiana and Chelsea public road a distance of 300 feet, more or less to the intersection of the road leading East from F. P. Chesser's residence and running in an Easterly direction to the Columbiana and Chelsea public road for a point of beginning of the lot herein conveyed; run thence in a Northerly direction along the West margin of said Columbiana and Chelsea public road a distance of 436 feet to a point; run thence in a Westerly direction a distance of 345 feet to a point on on the road leading from F. P. Chesser's residence in an Easterly direction to the Columbiana and Chelsea public road, said point being 315 feet in a Northwesterly direction from the point of intersection of said F.P. Chesser Road with the said Columbiana and Chelsea public road; run thence in a Southeastern direction along said road leading from the F.P. Chesser residence in an Easterly direction to the Columbiana and Chelsea public road a distance of 315 feet, more or less, to the point of beginning, and being triangular in shape and situated in the W $\frac{1}{2}$ of the NE $\frac{1}{4}$ of Section 34, Township 19, Range 1 West, and being a part of that certain tract of land described in that certain deed from F.P. Chesser and wife, W.M.Chesser to M.H.Borland, and dated January 10, 1931 and recorded in Deed Book 89, page 529, in the office of the Judge of Probate of Shelby County, Alabama, and being the tract of land upon which is situated the former residence of the said M.H.Borland, deceased. All situated in Shelby County, Alabama. (Being the property described in deed recorded in Deed Book 355, page 162, in the Probate Office of Shelby County, Alabama).

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 12th day of October NOV, 19 84.

1985 JUL 16 AM 11:54

ack 2.00
for 2.50
back 1.00
6.50

JUL 16 1985

(Seal)

(Seal)

(Seal)

STATE OF ALABAMA
SHELBY

SHELBY

COUNTY]

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that B. J. Isbell and wife, Gladys Isbell 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 1st day of Nov ~~October~~ ALAC 1984.

Notary Public.