

362

1000.00

THIS INSTRUMENT PREPARED
HAROLD T. ACKERMAN
 NAME ATTORNEY AT LAW
 1220 CENTER POINT PKWY.
 ADDRESS P. O. BOX 9407
 WARRANTY BIRMINGHAM, AL 35215

ALABAMA TITLE CO., INC.

State of Alabama

COUNTY

That in consideration **TEN AND NO/100** (\$10.00)

DOLLARS

to the undersigned grantor **Millie M. Spradley a/k/a Millie M. Gardner and husband
Willie T. Gardner**
in hand paid by **Joyce M. Maxwell**the receipt whereof is acknowledged **we** the said **Millie M. Spradley a/k/a
Millie M. Gardner and husband Willie T. Gardner**
do grant, bargain, sell and convey unto the said **Joyce M. Maxwell**the following described real estate, situated in **Shelby**

County, Alabama,

to-wit:

Situated in the NW 1/4 of the SW 1/4 Section 19, Township 18, south, Range 2 East described as follows; Commencing on the East side of Public Road where the North line of the town of Sterrett crosses said Public Road; thence running westerly direction with said town line 100 feet; thence in a northerly direction 115 feet; thence in an easterly direction 100 feet to East side of Public Road; thence in a southerly direction 115 feet to the Point of Beginning; ALSO

Beginning at the H.B. Spradley lot, and running along side of Road 100 feet East; thence running in a Northwest direction 520 feet; thence in a south west direction 100 feet to the Joe Falkner lot; Thence back Southeast direction 520 feet to the beginning point on big road, situated in Section 19, Township 18, Range 2 East, Shelby County, Alabama, and containing 1 1/4 acres, more or less.

Subject to easements, reservations and restrictions of record.

Millie M. Spradley, a/k/a Millie M. Gardner, one of the above grantors, hereby reserves a life estate for herself in the above described property,

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT TO BE TRUE

1985 AUG -7 AM 9:04

*Deed to - 100
Sec 250
And 100
4.50*

TO HAVE AND TO HOLD, to the said GRANTEE(S) his, her or their assigns forever.

JUDGE OF ESTATE

And I (we) do, for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said GRANTEE(S), their heirs and assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances:

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(S), their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, we have hereunto set our hand and seal, this 30
day of July, 19 85.

WITNESS:

Millie M. Gardner
Millie M. Spradley, a/k/a Millie M.
Gardner

Willie T. Gardner

State of ALABAMA
JEFFERSON COUNTY

General Acknowledgement

I, The undersigned
hereby certify that **Millie M. Spradley, a/k/a Millie M. Gardner**
whose name is are signed to the foregoing conveyance, and who
me on this day, that, being informed of the contents of the conveyance
on the day the same bears date.

Given under my hand and official seal this 30 day of July

, a Notary Public and for said County, in said State,
and for my husband Willie T. Gardner
are know to me, acknowledged before
they executed the same voluntarily

A. D., 19 85

Millie M. Gardner *Marie Maxwell*
Notary Public
Rt. 1 Box 93 [REDACTED]
Sterrett, Al 35147