

3608 Cahaba Beach Road
Birmingham, Ala. 35243

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This instrument was prepared by

Harrison, Conwill, Harrison & Justice

P. O. Box 557

Columbiana, Alabama 35051

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA

SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Thirty-Seven Thousand Five Hundred and no/100----- DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we, (herein

Mable L. McNeel, a widow

herein referred to as grantors) do grant, bargain, sell and convey unto

Grady A. Gullledge, Elizabeth Gullledge and Grady A. Gullledge, Jr.

(herein referred to as GRANTEES) as joint tenants with right of survivorship, the following described real estate situated in _____

Shelby County, Alabama to-wit:

A parcel of land lying in the SE $\frac{1}{4}$ of NE $\frac{1}{4}$, Section 30, Township 20 South, Range 2 East, described in Deed Book 267, Page 361, recorded in the Office of the Judge of Probate of Shelby County, Alabama, and more fully described as follows: Starting at the Northeast corner of the said SE $\frac{1}{4}$ of NE $\frac{1}{4}$, Section 30, Township 20 South, Range 2 East, which is the point of beginning, run Westerly along the North boundary line of said SE $\frac{1}{4}$ of NE $\frac{1}{4}$ a distance of 664.0 feet to the center line of the Yellowleaf-Robinson Public Road (Shelby County Highway #441); thence turn 94 degrees 29 minutes to the left and run Southerly a distance of 1,157.4 feet to the middle of the intersection of a chert road connecting said Highway #441 with the Old Harpersville Road (Old Shelby County Highway #25, and now known locally as the "J.M. Robertson Road"); thence turn 67 degrees 00 minutes to the left and run down center of said connecting Road a distance of 414.0 feet to the center of said J.M. Robertson Road; thence turn 77 degrees 23 minutes left and run Northeasterly 144.0 feet; thence 13 degrees 37 minutes left for 100.0 feet; thence 8 degrees 42 minutes left and run Northeasterly along Old Highway #25 to the intersection with the East boundary line of said Section 30; thence turn 9 degrees 56 minutes left and run Northerly along said East boundary line of said Section 30 for 566.7 feet to the point of beginning. Said parcel of land lies in the said SE $\frac{1}{4}$ of NE $\frac{1}{4}$, Section 30, Township 20 South, Range 2 East, Shelby County, Alabama.

\$27,500.00 of the above recited purchase price was paid from a mortgage executed simultaneously herewith.

TO HAVE AND TO HOLD to the said GRANTEES as joint tenants with right of survivorship.

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 30th

day of May, 19 86

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

1. Deed Tax \$ 1.00

2. Mtg. Tax

3. Recording Fee 2.50

4. Indexing Fee 2.00

TOTAL 4.50

1986 JUN -2 AM 8:46

JUDGE OF PROBATE

(Seal)

(Seal)

Mable L. McNeel (Seal)
Mable L. McNeel

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STATE OF ALABAMA

SHELBY

COUNTY

General Acknowledgment

the undersigned authority

, a Notary Public in and for said County, in said State,

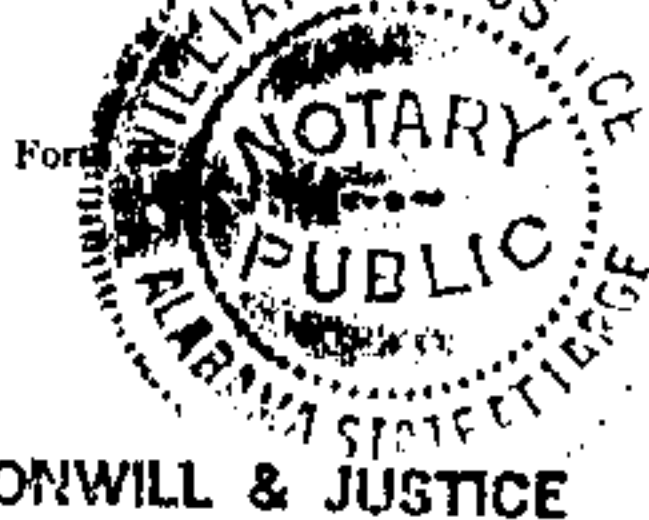
hereby certify that Mable L. McNeel, a widow

whose names 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 20th day of May, A. D., 19 86



William R. Justice

Notary Public.

NOTE: The grantor herein is the widow of G.M. McNeel, who died 5/4/81. The above grantor and the said G.M. McNeel, at the death of G.M. McNeel had been the joint owners of said property with rights of survivorship which said deed was recorded in Deed Book 289, Page 747, Shelby County Probate Office, & on the death of G.M. McNeel, Mable L. McNeel became the sole owner of said property under the terms of said deed.

CONWILL & JUSTICE