



1255

JEFFERSON TITLE CORPORATION

P.O. Box 10481 • Birmingham, AL 35201 • (205) 328-8020

This instrument was prepared by

(Name) Alan C. Keith(Address) 940 Brown Marx Tower, Birmingham, AL 35203

WARRANTY DEED

STATE OF ALABAMA

JEFFERSON COUNTY }

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Ten and 00/100 (\$10.00) Dollars

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

Gussie Odessa Wilson, a widow

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

Sarah Martin

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

See attached Exhibit A for legal description.

The intent of the grantor, Gussie Odessa Wilson, is to convey any life estate interest she has in the property described in Exhibit A.

deed which is to clear up a life estate problem only

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 15thday of January 19 88*Gussie O Wilson*

Gussie Odessa Wilson

(SEAL)

(SEAL)

(SEAL)

(SEAL)

(SEAL)

(SEAL)

STATE OF ALABAMAJEFFERSON COUNTY }

General Acknowledgment

I, the undersigned

a Notary Public in and for said County,

in said State, hereby certify that Gussie Odessa Wilson, a widowwhose 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, she executed the same voluntarily on the day the same bears date.Given under my hand and official seal this 15th day of January A.D. 19 88*Marybeth Gibson*
Notary Public

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EXHIBIT A

Commencing at the intersection of the westerly line of a public road with the southerly line of the Grantor's former wye track property (Central of Georgia Railway Company, a corporation, former grantor); said point being 3640 feet, more or less, northwardly of the grantor's M. P. S-420, measured along the center line of the Grantor's main track Birmingham District, and 235 feet westwardly of and measured at right angles thereto; extending thence in a general westerly and southwesterly direction, by curve and tangent a distance of 200 feet to the point of beginning of the parcel herein described; thence continue in a general westerly and southwesterly direction along the south line of former Central of Georgia Railway Company right of way and along the south line of property described in Deed Book 171 at Page 383, Office of Judge of Probate of Shelby County, Alabama, a distance of 250 feet, more or less, to the southeast corner of Leo Lawrence Isbell and wife, Helen Marie Isbell property, as described in Deed Book 264 at Page 199, Office of Judge of Probate of Shelby County, Alabama; thence run Northwesterly 120 feet, more or less, along the east line of said Isbell property, to the northeast corner of said Isbell property; thence run northeasterly along the north line of said former railroad right of way and along the north line of said property described in Deed Book 171 at Page 383 a distance of 292 feet, more or less, to a point which is 210 feet west (measured along said former right of way line) of the westerly line of said public road; thence run southerly a distance of 190 feet, more or less, to the point of beginning. Situated in the SE $\frac{1}{4}$ of Section 32, Township 17 South, Range 1 East. Subject to easements and rights of way of record.

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

88 JAN 20 AM 9:11

Thomas A. Shoultz, Jr.
JUDGE OF PROBATE

1. Deed Tax	\$ 1.50
2. Mfg. Tax	_____
3. Recording Fee	\$ 5.00
4. Indexing Fee	1.00
TOTAL	6.50