

This instrument was prepared by

1388

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 one dollar and other good and valuable consideration.

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

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

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

E $\frac{1}{2}$ of NE $\frac{1}{4}$ of SE $\frac{1}{4}$, Section 2, Township 24, Range 12 East, situated South of the new paved Calera and Montevallo Highway; also the SE $\frac{1}{4}$ of SE $\frac{1}{4}$ of Section 2, Township 24, Range 12 East, except 15 acres in the SE corner sold to William M. Sessions by P.L. Lucas, which said exception is described as beginning at the SE corner of said Section 2, and run thence West a distance of 1020 feet; run thence North 519 feet; run thence northeasterly to a point on the east section line of said Section 2, which is 300 feet south of the NE corner of the SE $\frac{1}{4}$ of SE $\frac{1}{4}$ of said Section 2; run thence South along the east line of said Section 2 to the point of beginning. Also a five acre tract of land described as beginning where Rural Route No. 2 Road, sometimes known as Enon Public Road intersects the south margin of the right of way of the Calera and Montevallo paved highway, at a point on the Eastern margin of said Enon Road, and running thence southerly along the Eastern right of way line of said Enon or Rural Route No. 2 road, a distance of 1035 feet to a point; run thence West a distance of 225 feet, more or less; to the West line of said fractional Section 1, Township 24, Range 12 East, run thence North a distance of 1047 feet along the section line to the south right of way line of Calera and Montevallo paved highway; run thence in an Easterly direction along the south right of way line of said Calera and Montevallo Highway a distance of 175 feet, more or less to the point of beginning. All of the above described property situated in Shelby County, Alabama, except public road rights of way.

1. Deed Tax \$ 50
2. Mtg. Tax
3. Recording Fee 2.50
4. Indexing Fee 1.00
TOTAL 4.00

I 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
day of , 19 87.

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

(SEAL)

Loyd Anderson
Loyd Anderson

(SEAL)

(SEAL)

88 JAN 21 PM 2:43

(SEAL)

STATE OF ALABAMA
JUDGE OF PROBATE

SHELBY

COUNTY

General Acknowledgment

a Notary Public in and for said County,

I, the undersigned authority,
in said State, hereby certify that Loyd Anderson, a single man

Whose 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, he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 19th day of January, A.D. 19 88.