

Equity \$5,000.00

1416

THIS INSTRUMENT PREPARED BY:

Send Tax Notice To:

NAME: Raymond C Winston
1800 12th Avenue South
ADDRESS: Birmingham, AL 35205

WARRANTY DEED STATUTORY

Alabama Title Co., Inc.

BIRMINGHAM, ALA.

STATE OF ALABAMA
Jefferson COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Ten Dollars (\$10.00) and all good and valuable considerations

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, Curtis Clarence Johnson and wife, Jeannie Tindell Johnson

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

Curtis Clarence Johnson

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

BOOK 176 PAGE 72

Commence at the Northwest corner of the NE1/4 of the NW1/4, Section 33, Township 20 South, Range 2 East; thence run South along the West line of said 1/4 1/4 Section a distance of 1149.40 feet, to the point of beginning; thence continue South along said West line a distance of 641.45 feet; thence turn a deflection angle of 99 deg. 07 min. 43 sec. to the left and run a distance of 1843.81 feet, to the center-line of Mallory Road; thence turn a deflection angle of 119 deg. 25 min. 22 sec. to the left and run along said center-line a distance of 334.91 feet; thence turn a deflection angle of 23 deg. 49 min. 45 sec. to the right and continue along said center-line, a distance of 110.00 feet; thence turn a deflection angle of 75 deg. 57 min. 11 sec. to the left and run a distance of 1583.76 feet, to the West line of the NE1/4 of the NW1/4, and the point of beginning. Situated in the North one-half of Section 33, Township 20 South, Range 2 East, Shelby County, Alabama, and containing 20.00 acres.

Subject to easements and rights of way of record. Subject to liens and mortgages of record.

Katherine Jean Tindell, Jeannie T. Johnson and Jeannie Tindell Johnson are one in the same person as the grantee in that deed wherein the property was acquired in deed Book 108 Page 41.

To have and to hold the said above described property unto the said party of the second part, together with all and singular the tenements, heriditaments and appurtenances thereunto belonging or in anywise appertaining and unto his heirs and assigns forever.

IN WITNESS WHEREOF, I have hereunto set my hands(s) and seal(s), this 17th day of March, 1988.

STATE OF ALA. SHELBY CO
I CERTIFY THIS INSTRUMENT WAS FILED
88 MAR 18 PM 2:22
Audrey 500
Rec. 250
Ind. 100 (Seal)
J 50 (Seal)

J. Thomas A. Shaw, Jr.
JUDGE OF PROBATE

STATE OF ALABAMA
Jefferson COUNTY

Curtis Clarence Johnson (Seal)
Jeannie Tindell Johnson (Seal)

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Curtis Clarence Johnson and Jeannie Tindell Johnson whose name 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 here executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 17th day of March, A. D., 1988.

Thonda H Baker
Notary Public.