

1971

SEND TAX NOTICE TO:
William M. Schroeder,
(Name) Dorothy D. Schroeder and
David P. Downs
(Address) _____

This instrument was prepared by
(Name) WALLACE, ELLIS, HEAD & FOWLER, ATTORNEYS AT LAW
(Address) COLUMBIANA, ALABAMA 35051

Form 1-1-27 Rev. 1-44
WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama

STATE OF ALABAMA }
SHELBY COUNTY } KNOW ALL MEN BY THESE PRESENTS:

That in consideration of ONE AND NO/100 (\$1.00) AND OTHER 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, Harold J. Hall, a married man

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto
William M. Schroeder, a married man; Dorothy D. Schroeder, a married
woman; and David P. Downs, a single man

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

BOOK 181 PAGE 902
A non-exclusive right-of-way for ingress, egress and utilities,
30 feet wide, 15 feet on each side of the following described
centerline: Commence at the Northwest corner of the SE $\frac{1}{4}$ of the
SW $\frac{1}{4}$ of Section 7, Township 22 South, Range 2 East, Shelby County,
Alabama; thence run East along the North $\frac{1}{4}$ - $\frac{1}{4}$ line 702.35 feet; thence
turn right 90 deg. 00 min. 00 sec. and run South 1006.48 feet to the
end of a paved road and the point of beginning of said centerline;
thence turn left 120 deg. 08 min. 48 sec. and run Northeast along the
center of an existing chert road 182.96 feet; thence turn left 04 deg.
35 min. 47 sec. and run Northeast 139.55 feet to the end of said 30-
foot right-of-way and the beginning of a 60-foot right-of-way, 30 feet
on each side of the following described centerline: thence turn right
98 deg. 35 min. 09 sec. and run Southeast 37.74 feet; thence turn left
41 deg. 54 min. 40 sec. and run Southeast 600 feet, more or less, to the
edge of Lay Lake and the end of said centerline.

The property hereinabove described and conveyed does not constitute
any part of the homestead of the Grantor or the Grantor's spouse.

The Grantees, their heirs, and assigns shall have the right to use at
their own risk the boat launching facilities located on the edge of
Lay Lake at the end of the hereinabove described easement.

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 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, I have hereunto set my hands(s) and seal(s), this 22
day of April, 1988

Jackie P. M. Shaw (Seal)
Arleta C. Legg (Seal)
STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED

Harold J. Hall (Seal)
Harold J. Hall

88 APR 22 AM 8:16

STATE OF ~~ALABAMA~~ FLORIDA
CHARLOTTE COUNTY

Thomas A. Shawling Jr.
JUDGE OF PROBATE

General Acknowledgment

(Seal)
1. Deed Tax \$ 50
2. Mtg. Tax
3. Recording Fee 2.50
4. Indexing Fee 2.00
TOTAL 5.00

I, the undersigned authority, a Notary Public in and for said County, in said State,
hereby certify that Harold J. Hall, a married man
whose name 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 22 day of April, A. D., 1988

NOTARY PUBLIC STATE OF FLORIDA
MY COM. EX. 123456789

Jackie P. M. Shaw
Notary Public

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