

1303

This instrument was prepared by:
Wallace, Ellis, Head & Fowler, Attorneys
Columbiana, Alabama 35051

REGULAR WARRANTY DEED

STATE OF ALABAMA)
SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS: That in consideration of Fifty-nine Thousand, Eight Hundred and no/100 (\$59,800.00) Dollars to the undersigned grantor, in hand paid by the grantee herein, the receipt whereof is acknowledged, we, George W. Holcombe, Ada Holcombe Rountree, Ettye Holcombe Curtis, and Robert L. Holcombe, Jr. (herein referred to as "grantors"), grant, bargain, sell and convey unto The Shelby County Board of Education of Shelby County, Alabama (herein referred to as "grantee"), the following described real estate, situated in Shelby County, Alabama, to-wit:

Lots 1, 2, 3, and North 1/2 of Lot 7, all in Block 273, according to Dunstan's Survey of the Town of Calera, Alabama, situated in Shelby County, Alabama.

The grantors agree to remove the house structure situated on the above described premises from said premises, and to remove all bricks, old foundation, and other debris and rubbish after the removal of said house structure, and generally to clean up said premises, within six months hereafter, the parties hereto acknowledging that the grantors retain the title and ownership of said house structure.

The above described property constitutes no part of the homestead of any of the grantors or their respective spouses.

TO HAVE AND TO HOLD to the said grantee, its successors and assigns forever.

And we do for myself ourselves and for our heirs, executors, and administrators covenant with the said GRANTEE, its successors and assigns, that we are lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that we have a good right to sell and convey the same as aforesaid; that we will and our heirs, executors and administrators shall warrant and defend the same to the said grantee, its successors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF we have hereunto set our hands and seals this 17 day of March, 1989.

George W. Holcombe (SEAL)
George W. Holcombe

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

89 MAR 20 PM 4:01

George W. Holcombe, Jr.
JUDGE OF PROBATE

- 1. Deed Tax \$ —
- 2. Mtg Tax —
- 3. Recording Fee 500
- 4. Indexing Fee 300

TOTAL 800
STATE OF ALABAMA)
SHELBY COUNTY)

ADA HOLCOMBE ROUNTREE

By *Ada Holcombe Rountree* (SEAL)
Attorney-in-Fact *By Geo. W. Holcombe*

ETTYE HOLCOMBE CURTIS

By *Ettie Holcombe Curtis* (SEAL)
Attorney-in-Fact *By Geo. W. Holcombe*

ROBERT L. HOLCOMBE, JR.

By *Robert L. Holcombe Jr.* (SEAL)
Attorney-in-Fact *By Geo. W. Holcombe*

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that George W. Holcombe, 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 seal this 17 day of March, 1989.

[Signature]
Notary Public

STATE OF ALABAMA)
SHELBY COUNTY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that George W. Holcombe, whose name as Attorney-in-Fact for Ada Holcombe Rountree, for Ettie Holcombe Curtis, and for Robert L. Holcombe, Jr., pursuant to Power of Attorney dated October 6, 1967 and recorded in Book 251 at pages 316-317, office of Judge of Probate of Shelby County, Alabama, is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that, being informed of the contents of the instrument he, as such Attorney-in-Fact for said Ada Holcombe Rountree, for Ettie Holcombe Curtis, and for Robert L. Holcombe, Jr., executed the same voluntarily on the day the same bears date.

Given under my hand and seal this 17 day of March, 1989.

[Signature]
Notary Public

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