

THIS INSTRUMENT PREPARED BY:

Send Tax Notice To:

NAME: HAROLD T. ACKERMAN
1220 CENTER POINT PARKWAY
ADDRESS: BIRMINGHAM, ALABAMA 35215

WALTER R. CASTLEBERRY
1632 5TH WAY N.W.
BIRMINGHAM, ALABAMA 35215

WARRANTY DEED (Without Survivorship)

Alabama Title Co., Inc.

BIRMINGHAM, ALA.

STATE OF ALABAMA
SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS:

\$500.00

That in consideration of TEN AND NO/100 (\$10.00) DOLLARS 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,

AUBREY R. MARCUS and wife, ETHEL MARCUS

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

WALTER R. CASTLEBERRY

(herein referred to as grantee, whether one or more), the following described real estate, situated in

SHELBY

County, Alabama, to-wit:

Begin at the Westmost corner of Lot 7, according to the Map of Rice Acres, as recorded in Map Book 3, page 117, Judge of Probate Office, Shelby County, Alabama, being also a point on the Northeast right of way boundary of the Missouri Road; from said Northeast right of way boundary and the Southwest boundary of said Lot 7, turn right an angle of 72 deg. 00' a distance of 21.03 feet to a point on the Southwest right of way boundary of said Missouri Road; turn right an angle of 72 deg. 00' a distance of 15.18 feet; turn left an angle of 22 deg. 25' a distance of 198.66 feet for point of beginning, thence continue along said course a distance of 24.7 feet to the new contour line for Alabama Power Company Water right of way for Dam; turn right an angle of 76 deg. 28' along said New Contour line a distance of 143.8 feet; turn left an angle of 61 deg. 04' and continue along said New Contour line a distance of 44.2 feet; turn right an angle of 73 deg. 48' a distance of 58.2 feet to the Southwest right of way boundary of The Missouri Road; turn right an angle of 119 deg. 24' along said right of way boundary a distance of 92.6 feet; turn left an angle of 00 deg. 50' and continue along said right of way boundary a distance of 51.9 feet; turn right an angle of 72 deg. 26' a distance of 143.1 feet to the point of beginning; being in the NW 1/4 of Section 18, Township 24 North, Range 16 East, Shelby county, Alabama.

THERE IS EXCEPTED FROM THE ABOVE DESCRIBED PROPERTY a strip of land of a uniform width of twenty (20) feet off the Easterly portion of the above described property for the purpose of roadway.

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, WE have hereunto set OUR hands(s) and seal(s), this 8th

OCTOBER, 19.92

(Seal)

Aubrey R. Marcus (Seal)
AUBREY R. MARCUS

(Seal)

Ethel Marcus (Seal)
ETHEL MARCUS

(Seal)

STATE OF ALABAMA
JEFFERSON COUNTY

General Acknowledgment

I, THE UNDERSIGNED, a Notary Public in and for said County, in said State, hereby certify that AUBREY R. MARCUS AND WIFE, ETHEL MARCUS 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 THEY HAVE executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 8th day of OCTOBER, A. D., 19.92

1993-35134
OCT 11 1993
SHELBY COUNTY JUDGE OF PROBATE
04:26 PM
001 NEL

1993-35134