

(Name) _____

(Address) _____

This instrument was prepared by

(Name) WALLACE, ELLIS, FOWLER & HEAD, Attorneys at Law

(Address) Columbiana, Alabama 35051

\$ 500.00

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 DOLLAR (\$1.00) 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,

Clarine Harrison Jones, a widow,

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

William Arnold Jones, Josh Benjamin Jones, Alice Claire Jones Payne, Phillip Harrison Jones and Rita Kay Jones Seales

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

A part of the S.W. 1/4 - S.W. 1/4 of Section 15 and the N.W. 1/4 - N.W. 1/4, Section 22, Township 20 South, Range 3 West, Shelby County, Alabama described as: Commence at the Northeast corner of the N.W. 1/4 - N.W. 1/4, Section 22, Township 20 South, Range 3 West, Shelby County, Alabama, and run thence N 89 deg.-50'-44" W along the North line of said 1/4 - 1/4, 671.75' to a point, thence run S 57 deg. - 50'-40" E a distance of 97.06' to a point on the West right of way line of a 60.0' wide public road and the point of beginning of the property being described, thence run S 33 deg.-40'-58" W along the said right of way line of Highway 261 (Main Street) a distance of 119.16' to a point, thence run N 54 deg.-00'-48" W a distance of 10.02' to an existing concrete monument marking the change to an 80.0' wide public road, thence run S 47 deg.-37'-55" W a distance of 2.12' to a point, thence run N 38 deg.-18'-48" W a distance of 144.07' to a point, thence run S 55 deg.-45'-08" W a distance of 74.08' to a point on the East right of way line of a 30.0' wide public road, thence run N 0 deg.-44'-29" E along said right of way line a distance of 164.28' to a point, thence run S 57 deg.-50'-44" W a distance of 264.80' to the point of beginning, containing 0.54 of an acre and marked at each corner with a steel rebar pin or concrete monument. Property is subject to all agreements of probated record or applicable law.

Clarine Harrison Jones is one and the same person as Clarine H. Jones.

07/20/1995-19248
02:45 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 MCD 12.00

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 18th day of July, 1995.

(Seal)

Clarine Harrison Jones
(Clarine Harrison Jones)

(Seal)

(Seal)

(Seal)

(Seal)

STATE OF ALABAMA

SHELBY COUNTY

General Acknowledgment

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Clarine Harrison Jones, a widow, 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 she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 18th day of July, A. D., 1995.

Edwin E. Brasher
Notary Public.