

#16,000.10

This instrument was prepared by

HARRISON, CONWILL, HARRISON & JUSTICE
P. O. Box 557
Columbiana, Alabama 35051

WARRANTY DEED

STATE OF ALABAMA
Shelby COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of One and no/100-----Dollars
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,

Florence C. Florey

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

James Carter Florey

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

inst # 1995-35898

12/14/1995-35898
03:17 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
003 SNA 23.50

DESCRIPTIONS ATTACHED HERETO AS EXHIBIT "A"

SUBJECT TO the life estate of Samuel Elijah Florey in and to said
property.

Grantee's address:

P. O. Box 31
Vincent, Alabama 35178

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 said grantee, his, her or 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 stated
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 grantee, his, her or their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I (we) have hereunto set my (our) hand(s) and seal(s) this
day of December, 1995.

(SEAL) Florence C. Florey (SEAL)
Florence C. Florey
(SEAL) (SEAL)
(SEAL) (SEAL)

STATE OF Alabama
Shelby COUNTY

General Acknowledgment

I, the undersigned authority,
in said State, hereby certify that Florence C. Florey
a Notary Public in and for said County.

Whose name(s) 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 10th day of December, A.D. 1995.

Notary Public

Columbiana & Justice

Exhibit "A"

Lots 1, 2, 3, 4, 5, and 6 in Block 3 as per map and survey of Cottage Hill Subdivision of the Town of Vincent, Alabama in East 1/2 of SE $\frac{1}{4}$, Section 15, Township 19, Range 2 East.

Lots 7, 8, 9, and 10 located in Cottage Hill Subdivision, Block 3 in the E $\frac{1}{2}$ of SE $\frac{1}{4}$, Section 15, Township 19, Range 2 East in the Town of Vincent, Alabama.

ALSO, Commencing at a point 55 feet South of the Northwest corner of Section 14, Township 19 South, Range 2 East, which point is marked by an iron rail, and running thence South 34 deg. 25 min. East a distance of 1119.27 feet to the Northeast corner of the lot formerly known as the G. W. Clements' lot, for the point of beginning of the lot herein described and conveyed: Run thence North 34 deg. 25 min. West a distance of 357.5 feet to the Northwest corner of Lot 3 in Block "E" according to W. E. Crum's map, as adopted by J. R. Beavers, owner, of certain lands in the Town of Vincent, Alabama; run thence South 55 deg. 35 min. West a distance of 150 feet; run thence South 34 deg. 25 min. East a distance of 150 feet; run thence North 55 deg. 35 min. East a distance of 10 feet; run thence South 34 deg. 25 min. East a distance of 207.5 feet; run thence North 55 deg. 35 min. East a distance of 140 feet to the point of beginning, which tract includes Lots 2, 3, and 4 in Block "C" and Lots 1, 2, and 3 in Block "E", and other lands, according to Crum's map of the Town of Vincent, Alabama, and being the same tract of land conveyed by Gertrude Lackey Seale and husband, J. H. Seale to Coosa Valley Cooperative Gin Association of Vincent, Alabama by that certain deed dated February 28, 1946, and filed March 1, 1946, and recorded in Deed Book 122, Page 436, in the office of the Judge of Probate of Shelby County, Alabama, this deed being executed to correct the error in the description given in said last named deed and also, the defective execution thereof, and all of said land being situated in Vincent, Shelby County, Alabama.

ALSO, that part of the SE $\frac{1}{4}$ of NE $\frac{1}{4}$ and SW $\frac{1}{4}$ of NE $\frac{1}{4}$ of Section 2, Township 19, Range 2 East which lies East of U. S. Highway 231 and West of the Old Coosa Valley Road. Together with all U. S. Government cotton acreage allotment quotas assigned to said land.

ALSO, starting at the Northwest corner of Eugene Williams' lot and running West to the Northeast corner of Mrs. W. T. Tyler's lot; thence South 280 feet; thence East 320 feet; thence North 200 feet to the Southwest corner of Eugene Williams lot; thence Northwest along the said Williams lot 275 feet to the point of beginning. ALSO, one alley, beginning at the Northwest corner of A. J. Warlick lot run Easterly 240 feet to the Central of Georgia Railway right-of-way line; thence Northerly along Central of Georgia Railway right-of-way line 15 feet to a point; thence Westerly, parallel with A. J. Warlick lot 240 feet; thence Southerly 15 feet to the point of beginning. ALSO, one parcel of land described as follows: Starting at the corner between Eugene Williams' lot and G. W. Cosper lot, run North 35 yards; thence West 35 yards; thence South 35 yards; thence East 35 yards to the point of beginning. Containing one-fourth (1/4) acre.

All of the said property being a part of and lying in the NW $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 14, Township 19, Range 2 East, in the Town of Vincent, Shelby County, Alabama.

ALSO, starting 150 feet from Center of Main line of Central of Ga. R.R. and running with line of Eugene Williams Southwest 140 feet; thence Northwest 100 feet to right-of-way of O. M. Harris; thence Northeast 140 feet along said right-of-way of O. M. Harris to right-of-way of Central of Ga. R.R.; thence Southeast along said right-of-way of Central of Ga. R.R. 100 feet to starting point.

Starting at the SE corner of the Brick Store house, now occupied by the Vincent Mercantile Co. and run in an Easterly direction along the North side of a walk way that leads from the Coosa Valley road to Vincent Baptist Church 50 feet; thence North, parallel with said Brick Store 46 feet; thence West 50 feet to the NE corner of said Store, and thence South along the wall of said Store house to the starting point.

ALSO, what is known as the Rogers lot in the Town of Vincent, Alabama.

ALSO, what is known as the Rat Rowe property in Vincent, Alabama, more particularly described as follows:

Beginning at a point on the Coosa Valley road where the Adams Gin lot touches said road running thence Northeast 64 yards to Tom Lockey lot; thence in an Easterly direction along said lot 66 yards; thence Southeast 20 yards, parallel to J. E. Adams lot; thence Southeast 40 yards to Jack Harris lot; thence Southwesterly 35 yards to the Rodgers lot; thence North 30 yards along Rodgers lot; thence along the Rodgers lot 93 yards to Coosa Valley Road; thence along said right of Road 85 yards to starting point. Said real estate being situated in Town of Vincent, and being part of SW $\frac{1}{4}$ of NW $\frac{1}{4}$, Section 14, Township 19, Range 2 East, containing two (2) acres, more or less.

ALSO, one house and one lot in the Town of Vincent, Alabama, commencing at a point 115 feet North from where the Central of Georgia right-of-way strikes the Eugene Williams lot, north side of said lot, and running along said right-of-way in a Northerly direction 125 feet; thence in a Westerly direction perpendicular to said line of right-of-way 228 feet; thence in a Southerly direction at right angles 125 feet to right-of-way of O. M. Harris alley; thence along the right-of-way of said alley a distance of 223 feet Easterly to the starting point. Being a part of the NW $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 14, Township 19, Range 2 East, and containing one acre, more or less. Further described as being according to Crummes Map of Vincent, Alabama.

ALSO, that certain lot or parcel of land situated in the Town of Vincent, Alabama, and being in Section 14, Township 19, Range 2 East, and more particularly described as follows: Begin at the intersection of the North boundary line of the Eugene Williams lot with the Southwest boundary line of the right-of-way of the Central of Georgia Railroad, and run in a Southwesterly direction with said Northern, or Northwestern boundary of said Eugene Williams lot, 140 feet; thence run Northwest 100 feet to the right-of-way of O. M. Harris; thence Northeast along said right-of-way of O. M. Harris 140 feet to the right-of-way of the said Central of Georgia Railroad; thence Southeast along said Central of Georgia right-of-way 100 feet to the point of beginning.

ALSO, one parcel more particularly described as follows: Begin at the Southwest corner of J. W. Powers barn, and run Southwest 84 feet to the line of O. M. Harris; thence Northwest 100 feet to the right-of-way of O. M. Harris; thence Northeast 84 feet to J. W. Powers lot; thence Southeast 100 feet to point of beginning. Said last parcel, also, being in Section 14, Township 19, Range 2 East.

One Brick House and lot in the Town of Vincent, Alabama, more fully described as follows, to-wit: Beginning at the Southwest corner of the NW $\frac{1}{4}$ of the NW $\frac{1}{4}$ Section 14, Township 19, Range 2 East, running North 230 feet to Coosa Valley highway; thence in a Northeasterly direction along said highway 112 feet, more or less; thence South beside and 17 feet from the East wall of said brick building 300 feet; thence 69 feet West to point of beginning. All being and lying in the NW $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 14, Township 19, Range 2 East.

ALSO, the West $\frac{1}{2}$ of the SE $\frac{1}{4}$ and the NE $\frac{1}{4}$ of the SW $\frac{1}{4}$, consisting of 120 acres in Section 19, Township 19, Range 3 East.

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