

(Name) Exie R. Lee

(Address)

This instrument was prepared by
(Name) Wallace, Ellis, Head & Fowler

(Address) Columbiana, Alabama 35051

Form 1-1-27 Rev. 1-66

WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama

STATE OF ALABAMA

SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of NINE HUNDRED AND NO/100 (\$900.00) DOLLARS

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, Fannie S. Nelson and husband, James H. Nelson; John Lee Smith and wife, Rosa Smith; Richard G. Smith and wife, Ida Smith; Mamie L. Sanders and husband Simon Sanders (herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto

Exie R. Lee

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

My (our) undivided interests in and to a one-fourth (1/4) interest in and to the following described property situated in Montevallo, Alabama, formerly occupied by Montevallo Funeral Home, viz:

Lots 1, 7, 8 and 9 in Block G according to Survey of "South Montevallo Subdivision", as shown by map or plat thereof recorded in Map Book 3 at page 41, Office of Judge of Probate of Shelby County, Alabama, said subdivision also being known as "Reynolds's Addition to Montevallo".

Said property is further described as Lots 1, 7, 8, and 9, Block 1 or "G", according to Lee's Addition to Montevallo (an unrecorded survey), according to survey of Allen Whitley, Registered Land Surveyor, dated August 9, 1977, a copy of said survey plat of Allen Whitley being attached hereto as Exhibit "A" and by reference hereto being made a part hereof.

Subject to easements and rights of way of record.

The grantor (grantees) warrants that John H. Smith, of Montevallo, Alabama, who was devised an undivided one-fourth (1/4) interest in and to the above described property by the Last Will and Testament of Hampton D. Lee (said Will of Hampton D. Lee having been admitted to probate in Perry County, Alabama, on January 7, 1972, as shown by Will Book 1 at page 129, Office of Judge of Probate of Perry County, Alabama) is now deceased; that said John H. Smith is survived by his widow, Mabel H. Smith, and the following children: Fannie S. Nelson, John Lee Smith, Richard G. Smith, and Mamie L. Sanders, and further that said John H. Smith is not survived by any other children or descendants of deceased children.

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 20 day of January, 1984.

Fannie S. Nelson (SEAL)
(Fannie S. Nelson)
James H. Nelson (Seal)
(James H. Nelson)
John Lee Smith (Seal)
(John Lee Smith)
Rosa Smith (Seal)
(Rosa Smith)

Richard G. Smith (SEAL)
(Richard G. Smith)
Ida Smith (Seal)
(Ida Smith)
Mamie L. Sanders (Seal)
(Mamie L. Sanders)
Simon Sanders (Seal)
(Simon Sanders)

STATE OF ALABAMA

JEFFERSON

COUNTY

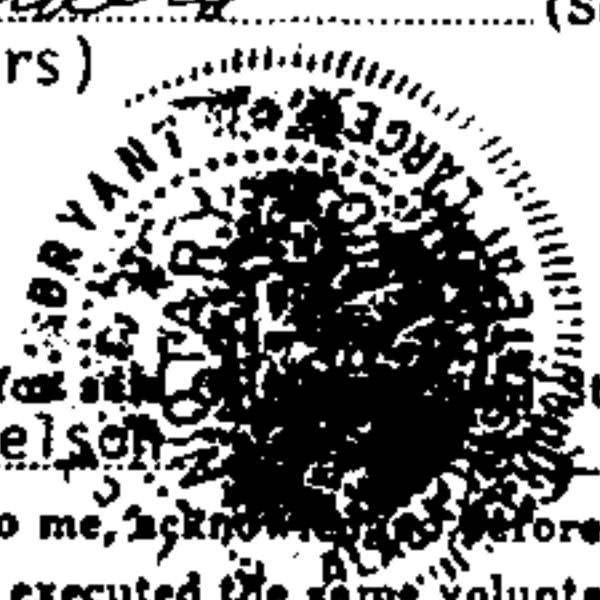
General Acknowledgment

I, the undersigned, a Notary Public in and for the State of Alabama, hereby certify that Fannie S. Nelson and husband, James H. Nelson, whose names are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 14th day of January, A. D., 1984.

Notary State Bank
Attn: Eleanor Douglas

Notary Public

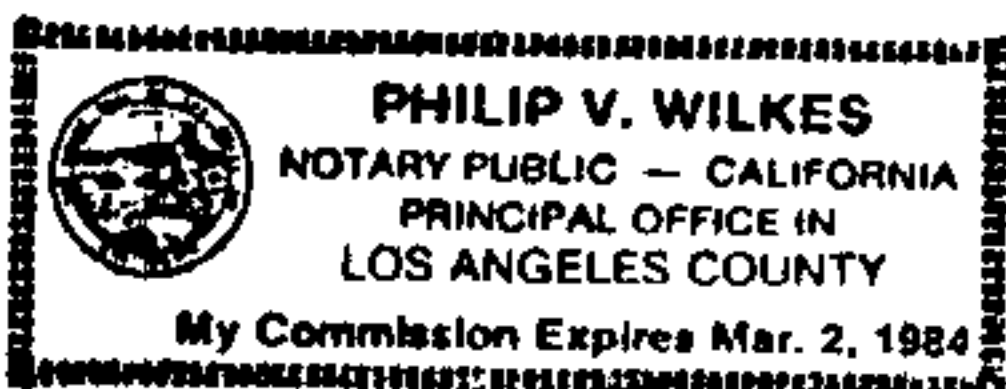


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STATE OF CALIFORNIA
COUNTY OF Los Angeles

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that John Lee Smith and wife, Rosa Smith whose names are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 29th day of February, 1984.



Philip V. Wilkes
Notary Public

STATE OF CALIFORNIA
COUNTY OF Los Angeles

I, the undersigned, a Notary Public in and for said County, insaid State hereby certify that Richard G. Smith and wife, Ida Smith whose names are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 24th day of January, 1984.



Earlie E. Moore
Notary Public

STATE OF ALABAMA
COUNTY OF RUSSELL

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Mamie L. Sanders and husband, Simon Sanders whose names are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 20 day of January, 1984.



Delotha M. Brooks
Notary Public

STATE OF _____
COUNTY OF _____

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that _____ whose name _____ signed to the foregoing conveyance, and who _____ known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance _____ executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this _____ day of _____, 198____.

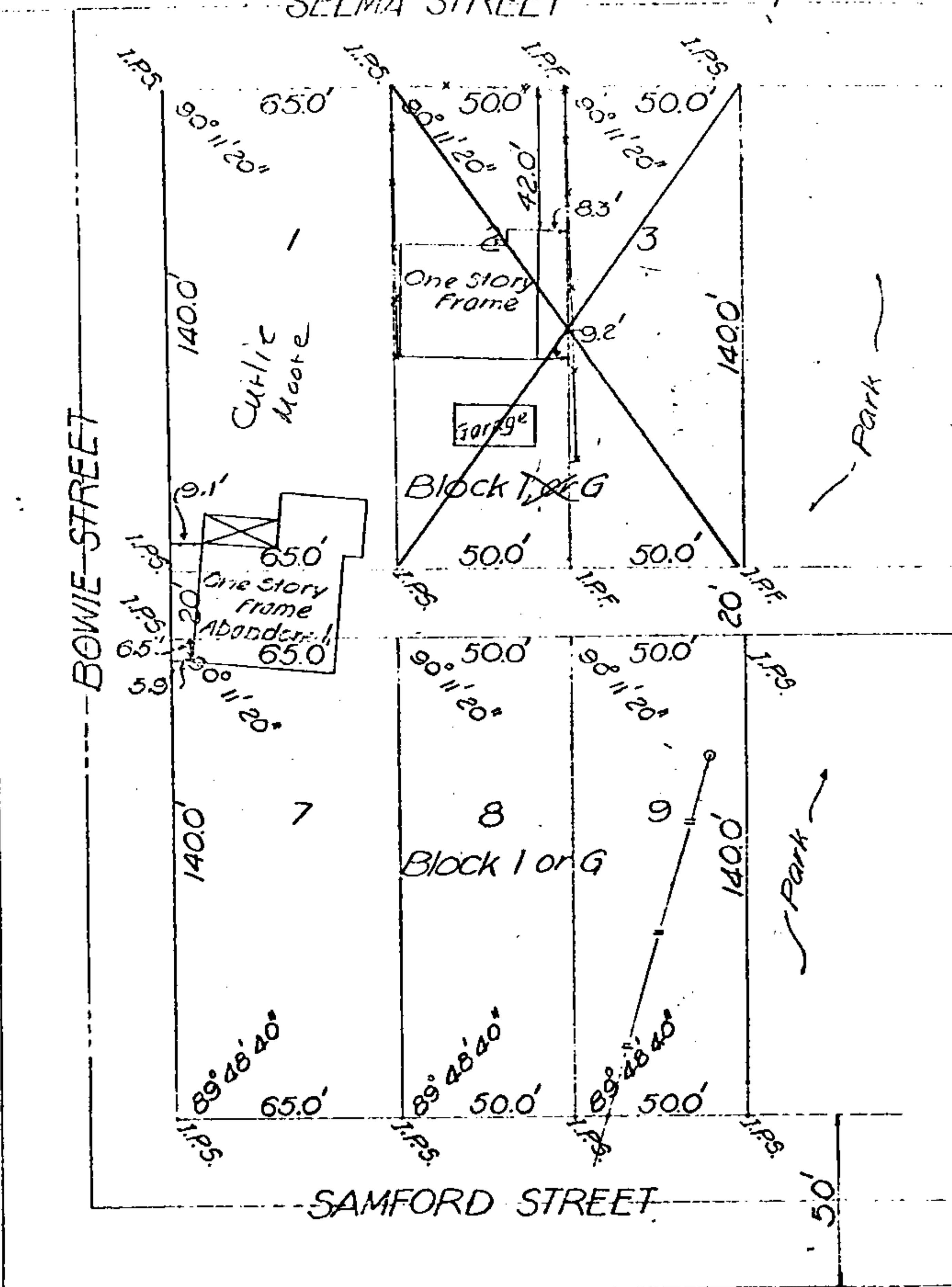
Notary Public

(Shelby Street)

SELMA STREET

BOWIE STREET

SAMFORD STREET



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

1984 MAY 15 PM 1:06

Scale 1"=40'

Paid TAX 1.00
Rec 7.50
Ind 1.00
9.50

STATE OF ALABAMA
SHELBY COUNTY

I, Allen Whitley, a Registered Surveyor, do hereby certify that this is a true and correct plat or map of Lots 1, 2, 3, 7, 8, and 9, Block 1 or "G", according to LEE'S ADDITION TO MONTEVALLO (an unrecorded survey).

August 9, 1977

Allen Whitley