

This instrument was prepared by

(Name) Courtney H. Mason, Jr.

PO Box 360187

(Address) Birmingham, AL 35236-0187

269

This Form furnished by:

**Cahaba Title, Inc.**

Highway 31 South at Valleydale Rd., P.O. Box 689

Pelham, Alabama 35124

Phone (205) 988-5600

Policy Issuing Agent for

SAFECO Title Insurance Company



**WARRANTY DEED**

STATE OF ALABAMA

Shelby

COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Twenty two thousand & 00/100ths (\$22,000.00)

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I  
or we, E. Wayne McCain, a married man

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

Rex Allen Horton, a married man

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

A parcel of land in the East half of the East half of Section 25, Township 20 South, Range 3 West; Shelby County, Alabama; described as follows: Commence at the Northeast corner of Section 25, Thence run south along the east section line 445.42 feet to the point of beginning; Thence continue last course 282.00 feet, Thence turn right 91 deg. 11 min. 40 sec. and run westerly 154.47 feet, Thence turn right 88 deg. 47 min. 01 sec. and run north 282.00 feet, Thence turn right 91 deg. 13 min. 00 sec. and run east 154.47 feet to the point of beginning. Containing 1.00 acres.

Subject to existing easements, restrictions, set-back lines, rights of way, limitations, if any of record.

\$21,000 of the above recited purchase price was paid from a mortgage simultaneously closed herewith.

Grantees' Address: Route Two, Box 46-C, Columbiana, Alabama 35051

This is not homestead property.

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 19th day of December, 1986.

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

1987 JAN -6 PM 7:43

JUDGE OF PROBATE

1. Deed Fee \$10.00  
2. Mig Tax  
3. Recording Fee \$2.50  
4. Indexing Fee \$1.00  
Total \$14.50

STATE OF Alabama

Shelby

COUNTY

General Acknowledgment

I, the undersigned  
in said State, hereby certify that E. Wayne McCain, a married man

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, he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 19th day of December, A.D. 1986.

Notary Public