

STATE OF ALABAMA)
SHELBY COUNTY)

991

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS: That in consideration of One Hundred Eighty-Five Thousand and No/100 Dollars (\$185,000.00) to the undersigned grantor, in hand paid by the grantee herein, the receipt whereof is acknowledged, I, Jack L. Shewmake a married man, (herein referred to as grantor), grant, bargain, sell and convey unto Anthony C. Jones and H. Clinton Jones (herein referred to as grantee), the following described real estate, situated in Shelby County, Alabama, to-wit:

The property described in the attached Exhibit "A" which is incorporated herein in haec verba.

Subject to easements, restrictions and rights-of-way of record and outstanding leases.

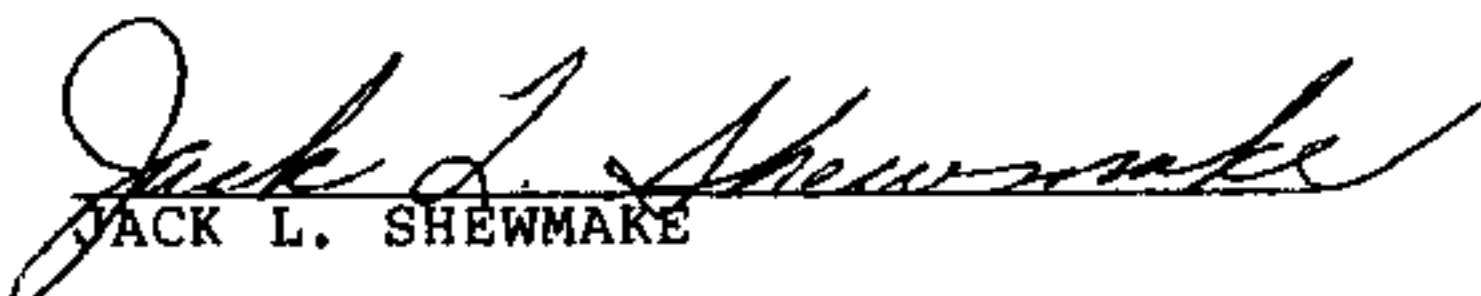
\$ 152,629.55 of the purchase price recited herein is secured by a Purchase Money Mortgage closed simultaneously herewith.

The undersigned grantor hereby warrants that the property herein conveyed is not the homestead of he or his spouse.

TO HAVE AND TO HOLD to the said grantee, their heirs and assigns forever.

And I do, for myself and for my heirs, executors and administrators, covenant with said grantee, their heirs and assigns, that I am lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise stated above; that I have a good right to sell and convey the same as aforesaid; that I will, and my heirs, executors and administrators shall warrant and defend the same to the said grantee, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this 8th day of May, 1987.

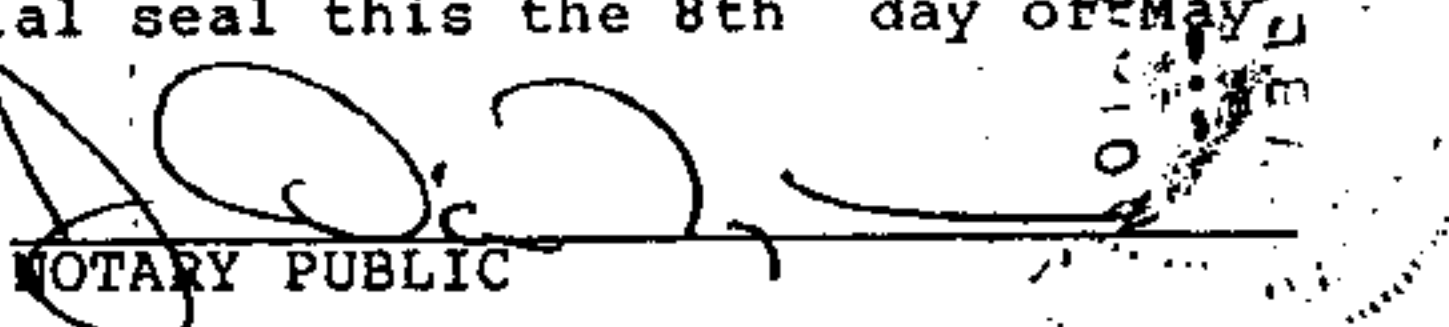

JACK L. SHEWMAKE

STATE OF ALABAMA)
JEFFERSON COUNTY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Jack L. Shewmake 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, executed the same voluntarily on the day the same bears date.

GIVEN under my hand and official seal this the 8th day of May, 1987.

My Commission Expires:
8-25-90


NOTARY PUBLIC

This instrument was prepared by:
J. Dan Taylor/Smyer, White,
Taylor & Putt
600 Title Building
Birmingham, Alabama 35203

SEND TAX NOTICE TO:
Anthony C. Jones and
H. Clinton Jones
3239 Cornwall Drive
Birmingham, Alabama 35226

First American Title Insurance Company

SCHEDULE

(Continued)

1987 MAY 13 PM 12: 22

Agent's

File No.:

Commitment No.: FA-C

JUDGE OF PROBATE

Parcel I:

Policy No.: FA-

A portion of the Southeast quarter of the Southwest quarter of Section 25, Township 20 South Range 3 West, described as follows:
Begin at the Southeast corner of Lot 2 of Circle Hill Subdivision as recorded in Map Book 5, Page 112, in the Probate Judge's Office of Shelby County, Ala. (said Southeast corner of Lot 2 is also the Southeast corner of Lot 2A of a Resurvey of Circle Hill Subdivision, as recorded in the Probate Judge's Office of Shelby County, Ala.); from said point of beginning run Northeasterly along the East side of Lot 2 of said subdivision for 192.00 feet to a point on the Southwest right of way of Shelby County Road No. 68; then turn an angle of 90 degrees 00 minutes to the right and run Southeasterly along the said right of way for 35.80 feet to the point of beginning of a tangent curve concave southwesterly and having a radius of 349.73 feet; then continue Southeasterly along the said curved right of way through a central angle of 6 degrees 58 minutes 33 seconds for 42.54 feet; thence turn an angle from the chord of said curved segment of said right of way of 91 degrees 22 minutes 05 seconds to the right and run Southwesterly along the West side of a 50-foot wide access easement for 233.78 feet to a point on the North side of a water tank site owned by the City of Alabaster; then turn an angle of 90 degrees 00 minutes to the right and run Northwesterly along the North side of said tank site for 58.58 feet to a point on the East side of Lot 3A of Circle Hill Subdivision; then turn an angle of 85 degrees 08 minutes 38 seconds to the right and run Northeasterly along the East side of Lot 3A for 38.53 feet back to the point of beginning.

Situated in the Town of Alabaster, Shelby County, Alabama.
Minerals and mining rights excepted.

32.50

5.00

1.00

38.50

Parcel II:

Part of the Southeast quarter of the Southwest quarter of Section 25, Township 20 South, Range 3 West, described as follows: From the Southwest corner of said quarter-quarter Section, run in an Easterly direction along the South line of said quarter-quarter Section for a distance of 77.98 feet; thence turn an angle to the left of 75 degrees 33 minutes 30 seconds and run in a Northeasterly direction along the East line of Lots 14, 15, 16, 17, and 18, in Block 3, Resurvey of George's Subdivision of Keystone, Sector 3, as recorded in the Office of the Judge of Probate, Shelby County, Alabama, in Map Book 4, Page 33, for a distance of 460.0 feet; thence turn an angle to the right of 87 degrees 45 minutes 30 seconds and run in a Southeasterly direction for a distance of 280.40 feet; thence turn an angle to the left of 73 degrees 47 minutes and run in a Northeasterly direction for a distance of 190.03 feet; thence turn an angle to the right of 88 degrees 16 minutes 30 seconds and run in a Southeasterly direction 78.0 feet, to the point of beginning; thence turn an angle to the left of 28 degrees 37 minutes and run in an Easterly direction for a distance of 138.06 feet, more or less, to a point on the Northwest right-of-way line of Hickory Hill Drive; thence turn an angle to left and run Northerly along West right-of-way line of Hickory Hill Drive to its intersection with South right-of-way line of County Highway #68; thence Northwesterly along South right-of-way line of County Highway #68, to its intersection with East line of a 50 foot easement as condemned by Town of Alabaster in Probate Minutes 32, Page 655, in Probate Office, thence in a Southerly direction along the east line of said easement to the North line of Water Tank lot as condemned by Town of Alabaster in Probate Minutes 32, on Page 655, in Probate Office; thence Southeasterly along said Water Tank lot to its Northeast corner; thence Southwesterly along the East line of said Water Tank lot to the point of beginning.

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