

THIS INSTRUMENT PREPARED BY:
ELIZABETH S. PARSONS
Hereford, Blair, Holladay
and Parsons
1711 Cogswell Avenue
Pell City, Alabama 35125

Send Tax Notice To:
Ms. Novis M. Gray
300 Lakewood Drive
Harpersville, AL 35078

WARRANTY DEED

STATE OF ALABAMA
SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS, That in consideration of Ten and no/100 (\$10.00) Dollars to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, James A. Gray and wife, Gale J. Gray, (herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto NOVIS M. GRAY, (herein referred to as grantee, whether one or more), the following described real estate, situated in Shelby County, Alabama, to-wit:

Commence at the Northwest corner of the Southwest 1/4 of the Northwest 1/4 of Section 24, Township 19 South, Range 1 East, Shelby County, Alabama, and run in a Southerly direction along the West line of said 1/4 1/4 Section a distance of 521.62 feet to a point; thence deflect 66 deg. 20' 45" and run to the left in a Southeasterly direction a distance of 246.15 feet to the point of beginning of the herein described parcel; thence continue along last described course in a Southeasterly direction a distance of 24.48 feet to a point; thence turn an interior angle of 29 deg. 30' 35" and run to the right in a Westerly direction a distance of 30.00 feet to a point; thence turn an interior angle of 54 deg. 12' 00" and run to the right in a Northeasterly direction a distance of 14.87 feet to the point of beginning of the herein described parcel. According to the survey of Robbin E. Phillips, AL. Reg. #14976, dated July 22, 1988.

SUBJECT TO:

A non-exclusive 20 foot wide access easement described as follows:

Commence at the Northwest corner of the Southwest Quarter of the Northwest Quarter of Section 24, Township 19 South, Range 1 East, Shelby County, Alabama, and run in a southerly direction along the west line of said Quarter-Quarter section a distance of 840.49 feet to a point; thence deflect 95 deg. 51' 20" and run to the left in an easterly direction a distance of 32.73 feet to a point on the centerline of herein described easement, said point being the point of beginning; thence deflect 83 deg. 36' 38" and run to the left in a northerly direction a distance of 57.74 feet to the point of beginning of a curve to the right having a central angle of 58 deg. 00' and a radius of 60.00 feet; thence run along the arc of said curve in a northerly to northeasterly a distance of 60.74 feet to a point; thence run tangent to said curve in a northeasterly direction a distance of 201.11 feet to the end of herein described easement. The sides of the herein described easement are 10 feet from and parallel to the centerline as described herein. According to the survey of Robbin E. Phillips, AL. Reg. #14976, dated July 22, 1988.

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.

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IN WITNESS WHEREOF, I (we) have hereunto set my (our) hand(s) and seal(s), this 27 day of August, 1988.

James A. Gray
James A. Gray

Gale J. Gray
Gale J. Gray

STATE OF ALABAMA
ST. CLAIR COUNTY

I, the undersigned authority, a Notary Public in and for said County in said State, hereby certify that James A. Gray and wife, Gale J. Gray, whose name(s) 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 said conveyance, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 29th day of August, 1988.

Elizabeth S. Parsons Cree Shime
Notary Public

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STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
08 SEP -8 AM 11:03
Thomas A. Snowden, Jr.
JUDGE OF PROBATE

1. Doc. Fee 3.50
2. Mtg. Fee
3. Recording Fee 5.00
4. Indexing Fee 1.00
TOTAL 9.50