

This instrument was prepared by

(Name) Courtney H. Mason, Jr.
PO Box 360187
(Address) Birmingham, AL

This Form furnished by:

Cahaba Title, Inc.

Highway 31 South at Valleydale Rd., P.O. Box 689
Pelham, Alabama 35124
Phone (205) 988-5800
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 Ninety Five Thousand and no/100th (\$95,000.00) Dollars

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, Gerald Moore and Judy Jewell Faye Moore, both single individuals

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto Jeffrey D. Boomhower and George R. Yeager, as Joint Tenants in Common

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

A parcel of land situated in the Northwest Quarter of Section 26, Township 19 South, Range 1 East, Shelby County, Alabama being more particularly described as follows: Commence at the Northwest corner of Section 26, Township 19 South, Range 1 East, thence run South along the West boundary line of said section for a distance of 612.08 feet to the Southerly right of way line of U. S. Highway No. 280; thence turn 108 deg. 13 min. 56 sec. left and run along said road right of way for a distance of 353.94 feet to the point of beginning; thence continue along last said course for a distance of 210.00 feet along said road right of way; thence turn 108 deg. 13 min. 56 sec. right and run a distance of 210.00 feet; thence turn 71 deg. 46 min. 04 sec. right and run a distance of 210.00 feet; thence turn 108 deg. 13 min. 56 sec. right and run a distance of 210.00 feet to the point of beginning; being situated in Shelby County, Alabama.

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

Judy Jewell Faye Moore is one and the same person as Jewell Faye Moore.

Grantees' Address: P.O. BOX 187 WESTON, AL 35185

This property is not homestead property as defined by the Code of Alabama.

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 17th day of May, 1989.

1. Deed Tax \$ 95.00
2. Mtg Tax
3. Recording Fee 2.50
4. Indexing Fee 20.00
TOTAL (SEAL) 97.50

BOOK 239 PAGE 445

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

89 MAY 22 AM 9:56

Judge of Probate

(SEAL) Gerald Moore
(SEAL) Judy Jewell Faye Moore
(SEAL)

STATE OF Alabama }
Shelby COUNTY }

General Acknowledgment

I, the undersigned a Notary Public in and for said County, in said State, hereby certify that Gerald Moore and Judy Jewell Faye Moore, single individuals

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 the conveyance, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 17th day of May, A.D. 1989

Notary Public