

224

This form furnished by: **Cahaba Title, Inc.** 988-5600

This instrument was prepared by:
(Name) Joe Conn, Jr.
(Address) Pelham, AL

Send Tax Notice to:
(Name) Harold R. Walker
(Address) 2172 Hwy 31 South
Pelham, AL 35127

WARRANTY DEED

STATE OF ALABAMA
SHELBY COUNTY } **KNOW ALL MEN BY THESE PRESENTS,**

That in consideration of Twenty Thousand and No/100 -----Dollars (\$20,000.00)

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we,
Boyd C. Kendrick and wife Alice J. Kendrick
(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto
Harold R. Walker and Frances J. Walker

(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 quarter of the southeast quarter of Section 28, Township 20 south, Range 3 west, Shelby County, Alabama and run thence south 88° 34' 28" east along the north line of said quarter quarter section a distance of 630.0' to the point of beginning of the property being described, Thence continue along last described course a distance of 304.66' to a point, Thence run S 0°21' 57" W a distance of 338.51' to a point, Thence run S 88°34' 30" E a distance of 196.34' to a point, Thence run S 0°21'37" W a distance of 114.34' to a point, Thence run S 61° 18' 44" W a distance of 207.43' to a point, Thence run N 67°35' 33" W a distance of 76.48' to a point, Thence run S 61° 55' 21" W a distance of 134.96' to a point, Thence run N 17°15'00"W a distance of 77.13' to a point, Thence run S 89° 43' 36" W a distance of 117.44' to a point, Thence run N 44°46'15" W a distance of 58.59' to a point, Thence run N 88°34'28"W a distance of 159.13' to a point, Thence run N 0° 33' 04" E a distance of 93.10' to a point, Thence run S 89° 16' 54" E a distance of 210.0' to a point, Thence run N0°33'04"E a distance of 390.0' to the point of beginning, containing 5.08 acres.

BOOK 264 PAGE 502

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 2nd
day of November, 19 89

Deed Tax 20.00
Rec 2.50
Jud 3.00
Cert 1.00
26.50

STATE OF ALA. SHELBY COUNTY
I CERTIFY THIS INSTRUMENT WAS
89 NOV -3 AM/5:11/4

Boyd C. Kendrick (Seal)
Alice J. Kendrick (Seal)

(Seal)

Thomas A. Snowden, Jr.
JUDGE OF PROBATE

STATE OF ALABAMA
Shelby County } **General Acknowledgment**

I, Jon Ellen Nix a Notary Public in and for said County,
in said State, hereby certify that Boyd C. Kendrick and his wife, Alice J. Kendrick

whose name(s) are signed to the foregoing conveyance, and who are ~~is~~ 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 2nd day of November, 19 89

My Comm. Expires 2001 Jon Ellen Nix