

This instrument was prepared by
RAY F. ROBBINS, II
P. O. Box 479
Talladega, Alabama 35160

Grantee's Address Route 1, Box 1560
Childersburg, AL.
35044

Form 1-1-27 Rev. 1-46

WARANTY DEED

STATE OF ALABAMA
Shelby COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Ten dollars (\$10.00) and other good and valuable considerations

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we

GAYLE SIMS QUINN, a married woman

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

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

ALL OF THE GRANTOR'S UNDIVIDED RIGHT TITLE AND INTEREST TO THE FOLLOWING DESCRIBED PROPERTY.

Commence at the Southeast corner of the Southwest quarter of the Southwest quarter of Section 35, Township 19 South, Range 2 East, Shelby County, Alabama, thence run Northerly along quarter-quarter line 1,433.01 feet to a point; thence 128 degrees 30 minutes left and run 688.12 feet to a point; thence 51 degrees 30 minutes left and run 594.97 feet to a point; thence 51 degrees 30 minutes right and run 185.0 feet to the point of beginning of the property being described; thence continue along last described course 156.70 feet to a point on the North right-of-way line of Highway 280; thence 75 degrees 58 minutes right and run Northwesterly along said right-of-way line 194.08 feet to a point; thence 88 degrees 18 minutes right and run 213.50 feet to a point; thence 90 degrees 0 minutes right and run 110.75 feet to a point; thence 46 degrees 31 minutes right and run 36.48 feet to a point; thence 23 degrees 59 minutes left 108.80 feet to the point of beginning, containing 1.15 acres.

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, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set my hand(s) and seal(s), this 26th day of December, 19 89.

Deed Tax \$25.00
Rec 2.50
Jud 3.00
Cert 1.00
31.50
STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
89 DEC 29 AM 8:41

Gayle Sims Quinn (Seal)
GAYLE SIMS QUINN (Seal)
(Seal)

STATE OF ALABAMA
Polk COUNTY
JUDGE OF PROBATE

General Acknowledgment

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Gayle Sims Quinn, a married woman 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 she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 26th day of December, A.D., 19 89



Karen O. Keen

Notary Public