

842

THIS INSTRUMENT PREPARED BY:  
James J. Odom, Jr.  
211-B Yeager Parkway  
Pelham, AL 35124  
(nte)

SEND TAX NOTICE TO:  
James H. Burchfield, Jr.  
2520 Crossbow Drive  
Birmingham, AL 35214

\$500.00

STATE OF ALABAMA )

COUNTY OF SHELBY )

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS THAT in consideration of Ten and No/100 (\$10.00) Dollars to the undersigned grantors, in hand paid by the grantee herein, the receipt whereof is hereby acknowledged, we, James H. Burchfield, Jr., an unmarried man, James H. Burchfield and wife, Nellie M. Burchfield (referred to herein, together, as "Grantor"), do hereby grant, bargain, sell and convey unto James H. Burchfield, Jr. (herein referred to as "Grantee"), the following described real estate, situated in Shelby County, Alabama, to-wit:

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A parcel of land situated part in the SE 1/4 of the NW 1/4 and part in the SW 1/4 of the NE 1/4 of Section 2, Township 22 South, Range 2 West, described as follows: Commence at the SE corner of the SE 1/4 of the NW 1/4 of Section 2 and go North 87 degrees 30 minutes 35 seconds East for 12.48 feet to an existing iron pin; thence North 00 degrees 47 minutes 16 seconds West for 663.95 feet to the Point of Beginning; thence continue along previous course for 200.00 feet; thence South 89 degrees 50 minutes 13 seconds West for 155.04 feet; thence South 00 degrees 13 minutes 45 seconds East for 200.00 feet; thence North 89 degrees 49 minutes 57 seconds East for 157.00 feet to the Point of Beginning. Situated in Shelby County, Alabama.

SUBJECT TO: (1) Current taxes; (2) Easements and restrictions of record.

TO HAVE AND TO HOLD to the said Grantee, James H. Burchfield, Jr., his heirs and assigns forever.

And we do for ourselves and for our heirs, executors, and administrators covenant with the said grantee, James H. Burchfield, Jr., his heirs and assigns, that we are lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that we

have a good right to sell and convey the same as aforesaid; that we will and our heirs, executors and administrators shall warrant and defend the same to the said grantee, James H. Burchfield, Jr., his heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, we have hereunto set our hands and seals this 12<sup>th</sup> day of January, 1990.

WITNESSES:

\_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_

James H. Burchfield Jr.  
 James H. Burchfield, Jr.  
Nellie M. Burchfield  
 Nellie M. Burchfield  
James H. Burchfield  
 James H. Burchfield

STATE OF ALABAMA )  
 COUNTY OF SHELBY )

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I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that James H. Burchfield and wife, Nellie M. Burchfield, whose names 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 seal this 12<sup>th</sup> day of January, 1990.

Lorine S. Cantrell  
 Notary Public

My Commission Expires: 6-21-93 STATE OF ALA. SHELBY CO. I CERTIFY THIS INSTRUMENT WAS FILED

STATE OF ALABAMA )  
 COUNTY OF SHELBY )

90 JAN 12 AM 9:57

Deed TAX. 50  
 Rec 5.00  
 Jud 4.00  
 Cert 1.00  
 10.50

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that James H. Burchfield, Jr., an unmarried man, 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, he executed the same voluntarily on the day the same bears date.

Given under my hand and seal this 12<sup>th</sup> day of January, 1990.

Lorine S. Cantrell  
 Notary Public

My Commission Expires: 6-21-93