

THIS INSTRUMENT PREPARED BY:

Send Tax Notice to:

Douglas M. Saab

NAME: Marshall H. Sims
111 North Chalkville Road
ADDRESS: Trussville, Alabama 35173

325 Heath Drive
Birmingham, Alabama 35242

WARRANTY DEED (Without Survivorship)

Alabama Title Co., Inc.

BIRMINGHAM, ALA.

STATE OF ALABAMA

SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS:

\$1000.00

That in consideration of ONE DOLLAR AND OTHER GOOD AND VALUABLE CONSIDERATION

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I
or we, WAYNE MAXCY AND DOUGLAS M. SAAB

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

VINCENT LOUIS MUSSO AND DOUGLAS M. SAAB

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

SHELBY COUNTY, Alabama, to-wit:

Commence at the Northeast corner of the Northwest quarter of the Southeast quarter of Section 29, Township 19, Range 1 West, Shelby County, Alabama; From said point go West along North line of said Forty (40), a distance of 406 feet to a point; thence due South parallel with the East boundary line of said Forty (40), a distance of 530 feet, more or less, and to the center of said creek; thence Northeasterly meandering along the center of said creek to the East section line of Section 29; thence North along said section line to the South right of way line of U.S. Highway No. 280; thence Westerly along South line of said highway to a public road; thence Southwesterly along public road to the intersection of the East line of the Southwest quarter of Northeast quarter of Section 29, Township 19, Range 1 West, thence South along said quarter line to point of beginning.

LESS AND EXCEPT: Commencing at the East boundary line of said Southeast quarter of Northeast quarter of Section 29, Township 19, Range 1 West, 100 feet from the center of the AB&A Railroad on the North side of Railroad at right of way of Railroad; thence West along the boundary of said right of way of 640 feet; thence North 100 feet, thence East 640 feet; thence South 100 feet to point of beginning.

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 GRANTEE, 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 GRANTEE, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, we have hereunto set our hands(s) and seal(s), this 17th day of Jan, 1991.

STATE OF ALA. SHELBY CO.

I CERTIFY THIS INSTRUMENT WAS FILED

91 APR -1 AM 9:19

JUDGE OF PROBATE

STATE OF ALABAMA

JEFFERSON COUNTY

I, the undersigned authority, Wayne Maxcy and Douglas M. Saab, a Notary Public in and for said County, in said State, hereby certify that XXXX 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 has have executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 17th day of Jan, A. D., 1991.