

THIS INSTRUMENT PREPARED BY:
HILL & WEATHINGTON, P.C.
819 Parkway Drive, S.E.
Leeds, Alabama 35094

1773

Send Tax Notice To:

500.00

WARRANTY DEED

STATE OF ALABAMA
SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS, That in consideration of Ten and No/00 Dollars (\$10.00) 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, Myrtle R. Adams, an unmarried woman (herein referred to as Grantor, whether one or more), grant, bargain, sell and convey unto CAROLYN ADAMS HYPHE (herein referred to as Grantee, whether one or more), the following described real estate, situated in Shelby County, Alabama, to-wit:

A parcel of land situated in the West one-half of the NW1/4 of Section 18, Township 18 South, Range 1 East, Shelby County, Alabama, more particularly described as follows:
Commence at the NW corner of the SW1/4 of NW1/4, Section 18, Township 18 South, Range 1 East; run East 396.11 feet to point of beginning; thence run East 396.11 feet; thence run South 329.91 feet; thence run West 396.11 feet; thence run North 329.91 feet to the point of beginning, including the mineral and mining rights thereto and the timber rights thereto.

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 23 day of April, 1991.

Myrtle R. Adams
Myrtle R. Adams

CAROLYN Adams HYPHE

P.O. Box 534

Adamsville, ALABAMA

25005

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STATE OF ALABAMA
Jefferson COUNTY

I, the undersigned authority, a Notary Public in and for said County in said State, hereby certify that Myrtle R. Adams, whose name(s) 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 23 day of April, 1991.

Sanya K. Hansen
Notary Public

NOTARY PUBLIC
I CERTIFY THIS
INSTRUMENT WAS FILED

91 APR 24 AM 11:29

JUDGE OF TRULATH

1. Notary Fee	50
2. State Fee	
3. County Fee	5.00
4. ...	3.00
5. ...	
6. ...	1.00
Total	9.50

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