

695

THIS INSTRUMENT PREPARED BY:

Carolyn W. Ivie
Account Administrator
SouthTrust Bank of Alabama,
National Association
Post Office Box 2554
Birmingham, Alabama 35290

SEND TAX NOTICE TO:

Mr. Ehney A. Ambrose
211 Wood Valley Road
Anniston, AL 36201

STATE OF ALABAMA)
COUNTY OF SHELBY)

**EXECUTOR'S
STATUTORY WARRANTY DEED**

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of the sum of Ten Dollars (\$10.00) and other valuable consideration, to the undersigned Grantors, EHNEY A. AMBROSE, JOHN RUSSELL AMBROSE, and SOUTHTRUST BANK OF ALABAMA, NATIONAL ASSOCIATION, as Co-Executors of the Estate of Lillian Griffin (the "Decedent") who died on February 25, 1991 and whose will is probated at Case No. 29-285 in the Probate Court of Shelby County, State of Alabama, in hand paid by Ehney A. Ambrose, John Russell Ambrose and Ralph Ambrose ("Grantee"), the receipt whereof is hereby acknowledged, the said Grantors, do hereby grant, bargain, sell and convey unto the said Grantees all of the Decedent's right, title and interest in and to the following described real estate situated in Shelby County, State of Alabama, to-wit:

An individual one-third interest to each Grantee in the following described properties:

Parcel 1. A parcel of land located in the SE 1/4 of the SW 1/4 of Section 4, and in the NW 1/4 of Section 9, all in Township 21 South, Range 3 West, Shelby County, Alabama, described as follows:

Begin at the SE Corner of Lot 53 of Woodland Hills, First Phase, Fourth Sector, as recorded in map Book 6, page 24, in the Office of the Judge of Probate, Shelby County, Alabama; thence run northwesterly along the south line of said Lot 53 extended a distance of 328.10 feet to the easterly right of way of County Highway #17; thence turn left 97 degrees 51 minutes 44 seconds along said right of way a distance of 442.67 feet; thence turn left 101 degrees 59 minutes 32 seconds a distance of 411.50 feet; thence turn left 91 degrees 56 minutes 44 seconds a distance of 321.77 feet to the point of beginning.

Parcel 2. Begin at the Northeast corner of Section 2, Tp. 21 South, Range West; thence running West 195 ft. Thence in a Southerly direction parallel with the Birmingham and Montgomery Highway 172 ft. to the point of beginning; thence

BOOK 382 PAGE 430

BOOK 382 PAGE 431

in a Westerly direction 102 ft to where the line intersects the John A. (Jack) Griffin's lot on the South boundary; thence in a easterly direction on the South boundary line of John A. (Jack) Griffin's lot in Alabaster, Alabama 304 ft; thence north parallel with the Birmingham and Montgomery Highway 7.0 ft. Situated in Shelby County, Alabama.

Said property is subject to ad valorem taxes for the year 1992.

Parcel 3. Lot 2, Block 2, in the Nickerson Survey, Section 2, Township 21 South, Range 3 West Shelby County, Alabama.

Said property is sold subject to ad valorem taxes for the year 1992.

Said property is sold subject to all easements, restrictions, covenants, rights-of way and encumbrances of record.

Said property is sold subject to any mineral rights not owned by the Grantor.

TO HAVE AND TO HOLD the said property unto the Grantees, their heirs and assigns forever.

This deed is executed by EHNEY A. AMBROSE, JOHN RUSSELL AMBROSE, and SOUTHTRUST BANK OF ALABAMA, NATIONAL ASSOCIATION, solely in their capacities as Co-Executors of the above-described Estate, and under its powers and authority as said Executors. It is understood that SOUTHTRUST BANK OF ALABAMA, NATIONAL ASSOCIATION, is not a party hereto in its individual or corporate capacity and shall not be liable hereunder on any account whatsoever.

IN WITNESS WHEREOF, EHNEY A. AMBROSE, JOHN RUSSELL AMBROSE, and SOUTHTRUST BANK OF ALABAMA, NATIONAL ASSOCIATION, in their capacities as Co-Executors of the Decedent, have caused this deed to be executed EHNEY A. AMBROSE, JOHN RUSSELL AMBROSE, as Co-Executors and by SOUTHTRUST BANK OF ALABAMA, NATIONAL ASSOCIATION by Douglas C. Bell, its Senior Vice President, who is duly authorized, and has further caused SouthTrust Bank's corporate seal to be hereunto affixed on this 26 day of December, 1991.

Sworn to and subscribed before me
this 17th day of December 1991

Mr. Ehney A. Ambrose.

Annabel S. Bennett (Ring)
Notary Public
MY COMMISSION EXPIRES OCT. 20, 1992

By: *Ehney A. Ambrose*
EHNEY A. AMBROSE, Co-Executor

By: *John Russell Ambrose*
JOHN RUSSELL AMBROSE, Co-Executor

(SEAL)

ATTEST:

By:

Ronald H. Moon
RONALD H. MOON
Vice President

SOUTHTRUST BANK OF ALABAMA,
NATIONAL ASSOCIATION, as Co-Executor
of the Estate of Lillian Griffin, Deceased

By:

Douglas C. Bell
DOUGLAS C. BELL
Senior Vice President

STATE OF ALABAMA)
JEFFERSON COUNTY)

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that EHNEY A. AMBROSE as Co-Executors of the Estate of Lillian Griffin, whose name is signed to the foregoing Instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of said instrument, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this the _____ day of _____, 19____.

Notary Public

My Commission Expires: _____

STATE OF ALABAMA)
JEFFERSON COUNTY)

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that JOHN RUSSELL AMBROSE as Co-Executors of the Estate of Lillian Griffin, whose name is signed to the foregoing Instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of said instrument, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this the 26th day of December, 1991.

Notary Public

My Commission Expires: _____

MY COMMISSION EXPIRES JANUARY 21, 1992

BOOK 382 PAGE 432

STATE OF ALABAMA)
COUNTY OF JEFFERSON)

I hereby certify that Douglas C. Bell and Ronald H. Moon, whose names as Senior Vice President and Vice President, respectively, of SouthTrust Bank of Alabama, National Association, a national banking association, as Executor of the Estate of Lillian Griffin, Deceased, 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 and with full authority on behalf of SouthTrust Bank of Alabama, National Association, in its capacity as such Executor.

Given under my hand this the 12th day of December, 1991.

(SEAL)

Carolyn W. Lurie
NOTARY PUBLIC
My Commission Expires: _____
MY COMMISSION EXPIRES OCT. 6, 1992

BOOK 382 PAGE 433

STATE OF ALA. SHEL BY CL.
I CERTIFY THIS
INSTRUMENT WAS FILED

92 JAN 10 PM 12:40

JUDGE OF PROBATE

1. Deed Tax	\$	_____
2. Mtg. Tax	\$	_____
3. Recording Fee	\$	10.00
4. Indexing Fee	\$	4.00
5. No Tax Fee	\$	1.00
6. Certified Fee	\$	1.00
Total	\$	16.00