

This Instrument was prepared by:
CONWILL & JUSTICE, P.C.
Attorneys at Law
P.O. Box 557
Columbiana, Alabama 35051

Send Tax Notice To:
Lois C. Walton
212 So Broadway
Sylacauga, Al 35150

W A R R A N T Y D E E D

STATE OF ALABAMA }

COUNTY OF SHELBY }

KNOW ALL MEN BY THESE PRESENTS, That in consideration of One Dollar and no/100 (DOLLARS) to the undersigned grantor, in hand paid by the grantee herein, the receipt whereof is acknowledged, I, **BOBBIE MCMAHON**, a married woman, herein referred to as grantor), grant, bargain, sell and convey unto **LOIS C. WALTON** (herein referred to as grantee), the following described real situated in **SHELBY** County, Alabama, to-wit:

A part of Lot 9 and Lot 10, according to B.J. Owen's Addition to the Town of Columbiana, Alabama, as recorded in Map Book 3, Page 76, in the Probate Office of Shelby County, Alabama, more particularly described as follows: Commence at the NE corner of Lot 7 according to said Map and run thence in a Southerly direction along the Eastern boundary of Lots 7, 8, and 9, a distance of 172 feet to point of beginning; thence turn to the right and run in a Westerly direction parallel with the Northern boundary of said Lot 9, a distance of 140 feet to a point on the Western boundary of said Lot 9; thence turn to the left and run in a Southerly direction along the Western boundary of said Lot 9 and Lot 10 a distance of 68 feet to the SW corner of said Lot 10; thence turn to the left and run in an Easterly direction along the Southern boundary of Lot 10 a distance of 140 feet to the SE corner of said Lot 10; thence turn to the left and run in a Northerly direction along the Eastern boundary of said Lot 10 and Lot 9 a distance of 68 feet to the point of beginning. ALSO, Lot 11 and Lot 2, according to plat of Owen's Addition to the Town of Columbiana, as recorded in Map Book 3, Page 76, in the Probate Office of Shelby County, Alabama. Situated in Shelby County, Alabama.

The above described property constitutes no portion of the homestead of grantor, nor that of her spouse.

TO HAVE AND TO HOLD to the said grantee, her heirs and assigns

FIRST NATIONAL BANK OF COLUMBIANA
POST OFFICE BOX 977
COLUMBIANA, ALABAMA 35051

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03:30 PM CERTIFIED
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002 MCD 14.00

Inst # 1996-19818

forever.

And I do, for myself and for my heirs, executors and administrators, covenant with said grantee, her heirs and assigns, that, I are lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise stated above; that I 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, her heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set our hand and seals this 15th day of June, 1996.

Bobbie McMahon
Bobbie McMahon

STATE OF ALABAMA }
COUNTY OF SHELBY }

I, the undersigned authority, a Notary Public in and for said County in said State, hereby certify that Bobbie McMahon, 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 15th day of June, 1996.

Judy D. Davis
Notary Public
My Commission Expires: 7/3/98

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