20051208000635750 1/2 $19.50
Shelby Cnty Judge of Probate,AL
12/08/2005 11:12:01AM FILED/CERT

Prepared by W. D. Latham
Clanton, Al. 35045
Grantee address:

_____

WARRANTY DEED

The preparer of this document has not examined title to the property described herein and makes no certification as to title.

STATE OF ALABAMA
SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS:
That in consideration of One Dollar and other considerations of $500, to the undersigned grantor, JAMES BLACKMON AND WIFE, MAXINE A. BLACKMON, CAROL ANN BLACKMON CHAPIN, A MARRIED WOMAN, JAMES WALTER BLACKMON, JR., A MARRIED MAN AND JONATHAN W. DAVIS, A MARRIED MAN, in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, (herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto BOBBY McKINNON, AND JOSE R. RIVERA AND STEVE W. STATKEWICZ, (herein referred to as grantee, whether one or more), the following described real estate, situated in SHELBY County, Alabama:
****

A NON-EXCLUSIVE EASEMENT FOR INGRESS AND EGRESS AND UTILITIES OVER AND ACROSS THE FOLLOWING DESCRIBED PROPERTY:

A 40 foot wide ingress, egress and utility easement lying 20 feet on each side of the centerline herein described: Commencing at the NE corner of the NW 1/4 of the NW 1/4 in Section 6, Township 21 South, Range 2 East, Shelby County, Alabama and run S 01 degree 01 minutes 21 seconds W along the E line thereof a distance of 31.39 feet to the NW right of way of Alabama Highway No. 25; thence S 31 degrees 05 minutes 44 seconds W along said right of way a distance of 129.98 feet to an existing ¾ inch steel rod; thence S 31 degrees 37 minutes 12 seconds W along said right of way a distance of 289.52 feet to the point of beginning of the centerline herein described; thence from the point of beginning thus established run N 58 degrees 22 minutes 48 seconds W leaving said right of way a distance of 165 feet to a point; thence N 31 degrees 37 minutes 12 seconds E a distance of 20 feet to the point of termination of the centerline herein described.
*The above described property constitutes no part of the homestead of grantors or their spouses.

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) have a good right to sell and convey the same as aforesaid; that they are free from all encumbrances, unless otherwise stated above, 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 _____day of _____, 2005.

James W Blackmon
Maxine A. Blackmon
Carol Ann Chapin
Jonathan W. Davis
Jon Stahy

STATE OF ALABAMA
_____ County
I, the undersigned, hereby certify that James Blackmon, Maxine A. Blackmon, Carol Ann Blackmon Chapin, James Walter Blackmon, Jr.

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and Jonathan W. Davis 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 seal this 2 day of February 2005, 2005.

Glenn E. Milstead
NOTARY PUBLIC
Term Expires 10-9-05

Shelby County, AL 12/08/2005
State of Alabama

Deed Tax:$.50