

This instrument was prepared by

(Name) Wilma Wells

(Address) 1031 So. 21st Street, Birmingham, Ala. 35205

Form 1-1-27 Rev. 1-66

WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama

STATE OF ALABAMA

Shelby COUNTY

KNOW ALL MEN BY THESE PRESENTS:

Three Thousand, Five Hundred and No/100-----Dollars

That in consideration of

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we,

James M. Hire, Jr. and wife, Mildred R. Hire

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

Deerwood Lake, an Alabama General Partnership

(herein referred to as grantee, whether one or more), the following described real estate, situated in Shelby County, Alabama, to-wit:

Begin at the SW corner of NW $\frac{1}{4}$  of NE $\frac{1}{4}$  of Section 18, Township 19, South, Range 2 East, Shelby County, Alabama, and run in a Westerly direction and along the South line of said  $\frac{1}{4}$ - $\frac{1}{4}$  Section a distance of 575.48 feet to a point; thence turn an interior angle of 91 deg. 20' 40" and run to the right and in a Northerly direction and parallel to the East line of said  $\frac{1}{4}$ - $\frac{1}{4}$  Section a distance of 530.00 feet to a point; thence turn an interior angle of 88 deg. 39' 20" and run to the right and in an Easterly direction and parallel to the South line of said  $\frac{1}{4}$ - $\frac{1}{4}$  Section a distance of 575.48 feet to a point on the East line of said  $\frac{1}{4}$ - $\frac{1}{4}$  Section; thence turn an interior angle of 91 deg. 20' 40" and run to the right and in a Southerly direction and along the East line of said  $\frac{1}{4}$ - $\frac{1}{4}$  Section a distance of 530.00 feet more or less to the point of beginning of the herein described parcel containing 7.00 acres more or less. Situated in Shelby County, Alabama.

The within described property is conveyed subject to the following:

1. Taxes for 1974 and subsequent years.
2. Plantation Pipe Line Company easements dated November 17, 1941 recorded in Deed Book 113, page 65; dated February 24, 1942 recorded in Deed Book 113, page 153, all in Probate Office of Shelby County, Alabama.



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Shelby Cnty Judge of Probate, AL  
03/11/1974 01:00:00 AM FILED/CERT

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 GRANTEES 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 GRANTEES, 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 9<sup>th</sup> day of March, 1974

STATE OF ALABAMA  
Shelby COUNTY  
JUDGE OF PROBATE  
Mildred R. Hire  
(Seal)  
(Seal)  
(Seal)

James M. Hire, Jr.  
James M. Hire, Jr.  
Mildred R. Hire  
(Seal)  
(Seal)  
(Seal)

STATE OF ALABAMA  
Shelby COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that James M. Hire, Jr. and wife, Mildred R. Hire whose name S 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 on the day the same bears date.

Given under my hand and official seal this 9<sup>th</sup> day of March, 1974

Com. Expires

Public.