

5361 6020

This instrument was prepared by:

Louis H. Bayer
Sirote, Permutt, Friend & Friedman, P.A.
2030 First Avenue, North
Birmingham, Alabama 35203

19740605000027090 1/3 \$.00
Shelby Cnty Judge of Probate, AL
06/05/1974 12:00:00AM FILED/CERT

STATE OF ALABAMA)
SHELBY COUNTY)

STATUTORY WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS: That in consideration of ONE DOLLAR and other good and valuable consideration to the undersigned Grantor, in hand paid by the Grantee herein, the receipt whereof is acknowledged, I, SALLY S. SORRELL, the widow of Lewis E. Sorrell and an unmarried woman, in her individual capacity and as executrix of the Last Will and Testament and Codicils thereto of Lewis E. Sorrell, Deceased, which Last Will and Testament and Codicils thereto were probated in the Probate Court of Jefferson County, Alabama, and which have been recorded in the Office of the Judge of Probate of Jefferson County, Alabama, in Judicial Record, Volume 81, pages 718, et seq, and as trustee named in the Last Will and Testament and the Codicils thereto of Lewis E. Sorrell, Deceased, (herein referred to as Grantor), grant, bargain, sell and convey unto

MARY S. DENT

(herein referred to as Grantee), the following described real estate, situated in Shelby County, Alabama, to-wit:

See Exhibit "A" attached hereto and made a part hereof as to a full description of the real estate conveyed herein.

It is specifically understood and agreed that the Grantor has executed this conveyance subject to:

1. Ad valorem taxes due and payable October 1, 1974, which the Grantee herein agrees to assume and pay.
2. Existing rights of way, encroachments, party walls, building restrictions, zoning, recorded and/or unrecorded easements, deficiency in quantity of ground, overlaps, overhangs, any discrepancies or conflicts in boundary lines or any matters of records or not of record, if any, which would be disclosed by an inspection and survey of the property, and all matters of record which would create a lien, encumbrance or claim on the property described herein.

BOOK 287 PAGE 235

BOOK 286 PAGE 719

TO HAVE AND TO HOLD, To the said Grantee, her executors,
administrators, heirs and assigns forever.

IN WITNESS WHEREOF, the undersigned has hereunto set
her hand and seal, this 25th day of February, 1974.

19740605000027090 2/3 \$.00
Shelby Cnty Judge of Probate, AL
06/05/1974 12:00:00AM FILED/CERT

Sally S. Sorrell
SALLY S. SORRELL, individually, and
in her capacity as executrix of the
Last Will and Testament and Codicils
thereto of Lewis E. Sorrell,
Deceased, and as trustee of the
trust created by the Last Will and
Testament of Lewis E. Sorrell,
Deceased.

STATE OF ALABAMA)

JEFFERSON COUNTY)

I, the undersigned, a Notary Public in and for said
County, in said State, hereby certify that SALLY S. SORRELL,
individually, and in her capacity as executrix of the Last Will
and Testament and Codicils thereto of Lewis E. Sorrell, Deceased,
and as trustee of the trust created by the Last Will and Testament
of Lewis E. Sorrell, Deceased, 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 25th day of
February, 1974.

Mary Nell Perry
Notary Public

STATE OF ALABAMA)
JEFFERSON COUNTY)

I, the undersigned, a Notary Public in and for said County, in said State
hereby certify that SALLY S. SORRELL, whose name is signed to the foregoing
conveyance in her individual capacity, and in her capacity as executrix
and as trustee under the last will and testament of Lewis E. Sorrell, deceased,
and who is known to me acknowledged before me on this day, that, being
informed of the contents of the conveyance, she in her individual capacity,
and in her capacity as such executrix and as such trustee and with full
authority executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 29th day of
May, 1974.

-2-

Mary Nell Perry
Notary Public



A PART OF SECTION 14, TOWNSHIP 19 SOUTH, RANGE 2 WEST, SHELBY COUNTY, ALABAMA, MORE PARTICULARLY DESCRIBED AS FOLLOWS; BEGIN AT THE NORTHEAST CORNER OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 14 AND RUN WEST ALONG NORTH LINE OF SAID $\frac{1}{4}$ - $\frac{1}{4}$ SECTION FOR A DISTANCE OF 1399.5 FEET; THENCE AN ANGLE LEFT OF $72^{\circ}20'30''$ AND RUN SOUTH-WESTERLY FOR A DISTANCE OF 1332.25 FEET; THENCE AN ANGLE LEFT OF $19^{\circ}22'30''$ AND RUN SOUTH AND PARALLEL TO EAST LINE OF SAID SECTION FOR A DISTANCE OF 2580 FEET TO A POINT ON THE NORTHWESTERLY RIGHT OF WAY OF SHELBY COUNTY ROAD #14; THENCE AN ANGLE LEFT OF $119^{\circ}05'$ AND RUN NORTHEASTERLY ALONG NORTHWESTERLY RIGHT OF WAY OF SAID ROAD FOR A DISTANCE OF 619.75 FEET; THENCE AN ANGLE LEFT OF $60^{\circ}55'$ AND RUN NORTH AND PARALLEL TO EAST LINE OF SAID SECTION 14 FOR A DISTANCE OF 1539.88 FEET; THENCE AN ANGLE RIGHT OF $92^{\circ}01'30''$ AND RUN IN AN EASTERLY DIRECTION FOR A DISTANCE OF 1300.0 FEET TO A POINT ON THE EAST LINE OF SAID SECTION 14; THENCE AN ANGLE LEFT OF $92^{\circ}01'30''$ AND RUN NORTH ALONG EAST LINE OF SAID SECTION 14 1999.54 FEET TO POINT OF BEGINNING.

EXHIBIT "A"