

This instrument prepared by  
(Name) WALLACE, ELLIS, HEAD & FOWLER, Attorneys  
(Address) Columbiana, Alabama 35051  
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:

That in consideration of NINE THOUSAND, EIGHT HUNDRED AND NO/100 DOLLARS

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

herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto  
Ted Benson and Betty Benson and Shannon Blake Benson

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

Begin at the SE corner of the SE $\frac{1}{4}$  of the NW $\frac{1}{4}$  of Section 14, Township 21 South, Range 2 West, thence run North along the East line of said  $\frac{1}{4}$  Section a distance of 364.80 feet, more or less, to the SE corner of the Grady Dooley lot, as described in Deed Book 291, page 838, thence turn an angle of 53 deg. 44 min. to the left, and run along the South line of said Grady Dooley Lot, a distance of 519.94 feet to the SW corner of said Grady Dooley Lot, thence turn an angle of 126 deg. 16 min. to the left, and run South and parallel with the East line of said  $\frac{1}{4}$  Section a distance of 656.39 feet, more or less, to the South line of said  $\frac{1}{4}$  Section, thence turn an angle of 87 deg. 49 min. to the left and run East, along the South line of said  $\frac{1}{4}$  Section a distance of 419.52 feet, more or less, to the point of beginning.

Situated in the SE $\frac{1}{4}$  of the NW $\frac{1}{2}$  of Section 14, Township 20 South, Range 2 West, Shelby County, Alabama, and containing 4.91 acres.

The grantors herein convey to the grantees, their heirs, successors, and assigns, an easement of access and right of way over and along the existing dirt road serving the property herein described and conveyed.

Grantors reserve in favor of themselves a vendor's lien in the amount of \$9,800.00.

19790403000040060 1/1 \$ .00  
Shelby Cnty Judge of Probate, AL  
04/03/1979 12:00:00AM 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 GRANTEEES, 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 GRANTEEES, 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 2nd day of April, 1979.

STATE OF ALABAMA }  
SHELBY COUNTY }  
(Seal) (Seal) (Seal) (Seal)  
Hutsie Moore and wife, Pearl Moore

STATE OF ALABAMA }  
SHELBY COUNTY } General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, do hereby certify that Hutsie Moore and wife, Pearl Moore, are signed to the foregoing conveyance, and who are known to me, and they executed the same voluntarily on this day, that, being informed of the contents of the conveyance on the day the same bears date.

Given under my hand and official seal this 2nd day of April, 1979.