

This instrument was prepared by

(Name) Wallace, Ellis, Head & Fowler, Attorneys

(Address) Columbiana, Alabama 35051

Form 1-1-27 Rev. 1-86

WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama



19800911000100900 Pg 1/1 .00
Shelby Cnty Judge of Probate, AL
09/11/1980 00:00:00 FILED/CERTIFIED

STATE OF ALABAMA

SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of ELEVEN THOUSAND AND NO/100 (\$11,000.00) DOLLARS

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

Timothy L. Riley, an unmarried man; Melva J. Riley, an unmarried woman

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

Jimmy K. Ishee

(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 the NW $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 36, Township 20 South, Range 2 West, Shelby County, Alabama; thence Northerly along the West line of said Section 36, for 628.97 feet to a point in the centerline of a gravel road; thence 93 deg. 14 min. right 196.16 feet to a point; thence 26 deg. 38 min. right 197.98 feet to a point; thence 31 deg. 27 min. right 102.64 feet to a point; thence 88 deg. right 253.93 feet to a point; thence 60 deg.49 min. left 319.16 feet to a point; thence 96 deg. 53 min. right 207.36 feet to the point of beginning, containing 3.82 acres, and being situated in the NW $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 36, Township 20 South, Range 2 West, Shelby County, Alabama.

Subject to right of way for public road as shown by survey along the Northeasterly portion of subject land.

Subject to water rights, easement and related rights as granted in deed to Charles R. Davidson and wife dated August 15, 1980 recorded in Deed Book 327, page 967 in Probate Office of Shelby County, Alabama.

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED

1980 SEP 11 AM 11:58

CLERK OF PROBATE

\$8,000.00 Of The purchase price above was paid from a mortgage loan closed simultaneously herewith.
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 2nd day of September, 1980.

Emmie D. Higginbotham (Seal)
Emmie D. Higginbotham (Seal)

(Seal)

Timothy L. Riley (Seal)
(Timothy L. Riley)
Melva J. Riley (Seal)
(Melva J. Riley)

(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 Timothy L. Riley and Melva J. Riley whose names 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 2nd day of September

FIRST BANK of ALABAMA
P. O. 213

Emmie D. Higginbotham
Public