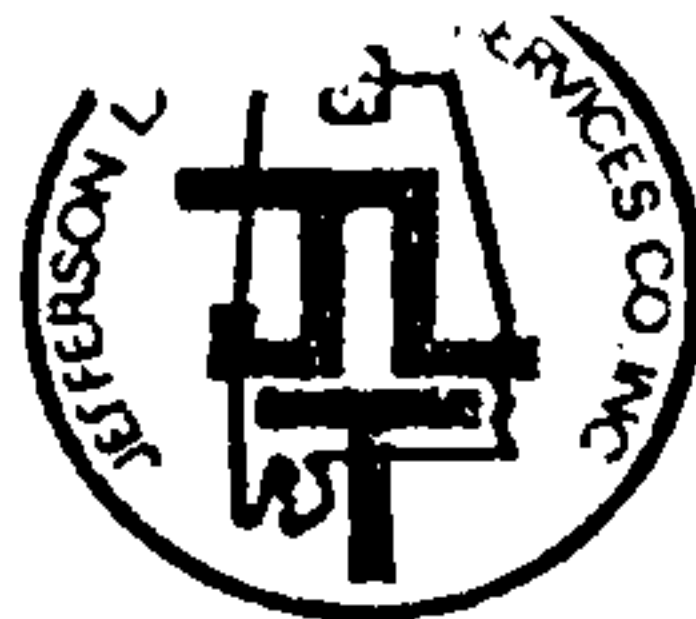


(Name) Clifford W. Hardy, Jr.
(Address) 1724 - 3rd Avenue North
Bessemer, Alabama, 35020



Jefferson Land Title Services Co., Inc.
316 21ST NORTH • P. O. BOX 10481 • PHONE (205) 328-8020
BIRMINGHAM, ALABAMA 35201
AGENTS FOR
Mississippi Valley Title Insurance Company

WARRANTY DEED

STATE OF ALABAMA }
SHELBY COUNTY }

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of ONE DOLLAR & OTHE GOOD AND VALUABLE CONSIDERATIONS

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

JAN IRIS DICKERSON BOWERS and husband, RICHARD DANIEL BOWERS

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

BILL W. SHANAHAN

(herein referred to as grantee, whether one or more), the following described real estate, situated in

SHELBY

County, Alabama, to-wit: •



19801002000110830 Pg 1/1 .00
Shelby Cnty Judge of Probate, AL
10/02/1980 00:00:00 FILED/CERTIFIED

From the Northeast corner of the SW $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 15, Tsp. 20 South, Range 2 West, run South along the East boundary line of the said SW $\frac{1}{4}$ of the NW $\frac{1}{4}$, Sec.15, T.20S.,R.2W. for 300.0 feet to the point of beginning of the land herein described and conveyed; Thence continue South along the East boundary line of the SW $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Sec. 15,T.20S.,R2W. for 508.12 feet; Thence turn an angle of 90 degrees, 17 $\frac{1}{2}$ Minutes to the right and run Westerly 266.0 feet; Thence turn an angle of 89 degrees, 43 3/4 Minutes to the right and run Northerly 508.12 feet; Thence turn an angle of 90 Degrees, 17 1/4 Minutes to the right and run Easterly 266.0 feet, more or less, to the point of beginning.

This land being a part of the SW $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 15, Township 20 South, Range 2 West, and being 3.0 acres, more or less

TO HAVE AND TO HOLD to the said grantee, his, her or their heirs and assigns forever.

And ~~X~~ (we) do, for ~~myself~~ (ourselves) and for ~~my~~ (our) heirs, executors and administrators, covenant with said grantee, ~~XXX~~ ~~my~~ or their heirs and assigns, that ~~XXX~~ (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise stated above; that ~~X~~ (we) have a good right to sell and convey the same as aforesaid; that ~~X~~ (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, ~~X~~ (we) have hereunto set ~~my~~ (our) hand(s) and seal(s) this 1st day of October, 19 80

(SEAL) Jan Iris Dickerson Bowers (SEAL)
JAN IRIS DICKERSON BOWERS

(SEAL) Richard Daniel Bowers (SEAL)
RICHARD DANIEL BOWERS

(SEAL) James H. Shanahan, Jr. (SEAL)
JUDGE OF PROBATE

STATE OF ALABAMA)
JEFFERSON COUNTY)

General Acknowledgment

I, _____ a Notary Public in and for said County,
in said State, hereby certify that Jan Iris Dickerson Bowers and husband
Richard Daniel Bowers

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 1st day of October, A.D. 19 80

Walter J. Hayter
Notary Public