

This instrument was prepared by

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WARRANTY DEED- AMERICAN TITLE INS. CO., Birmingham, Alabama



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Shelby Cnty Judge of Probate, AL
06/11/1981 00:00:00 FILED/CERTIFIED

STATE OF ALABAMA

SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Three Hundred and no/100-----DOLLARS
(\$300.00)

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I
or we, Albert Vinsant, Jr. and wife, Retha Vinsant and
John Paul Vinsant and wife, Joyce Vinsant

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto
Vinsant Painting and Decorating, Inc., an Alabama Corporation

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

S.W. 1/4 of the N.W. 1/4 of Section 28, Township 18 South, Range 1 East,
Shelby County, Alabama. More particularly described as follows:
Commence at the S.W. corner of said quarter-quarter section, thence run
North along the West quarter-quarter line for 537.38 ft., thence right
45 degrees 11 minutes 29 seconds for 161.56 ft., to the point of beginning,
thence continue along the same line for 208.71 ft., thence right 90
degrees 00 minutes for 208.71 ft., thence right 90 degrees 00 minutes for
208.71 ft., thence right 90 degrees 00 minutes for 208.71 ft. to the
point of beginning. Contains 1.0 acres more or less.
Also granted herewith is an easement of ingress and egress over, across,
and through certain portions of real property owned by grantors and
adjoining subject property. Said easement being more particularly
described as follows: S.W. 1/4 of the N.W. 1/4 of Section 28, Township
18 South, Range 1 East, Shelby County, Alabama: More particularly
described as follows: Commence at the southwest corner of the S.W. 1/4
of N.W. 1/4 of said section 28, thence run north on the quarter-quarter
line for 537.38 feet to the point of beginning, thence continue north
on the same line for 50.0 feet, thence right 90 degrees 00 minutes for
178.95 feet, thence right 45 degrees 11 minutes 29 seconds for 70.47 feet,
thence right 134 degrees 48 minutes 31 seconds for 227.72 feet to the
point of beginning. Said easement has a uniformed width of 50.0 feet.
Subject to easements and restrictions of record and current year taxes.

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 17th
day of September, 1979

Albert Vinsant, Jr.
John Paul Vinsant

Retha B. Vinsant
Joyce Vinsant

STATE OF ALABAMA
Jefferson COUNTY

I, the undersigned

hereby certify that Albert Vinsant, Jr. and wife, Retha Vinsant and John Paul Vinsant
and wife, Joyce Vinsant 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 17th day of September, A. D., 1979

General Acknowledgment

