

This instrument was prepared by

(Name) Charles A. J. Beavers, Jr.

(Address) 1933 Montgomery Highway, Birmingham, Alabama 35209

WARRANTY DEED- LAND TITLE COMPANY OF ALABAMA, Birmingham, Alabama

STATE OF ALABAMA

SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS:

19810720000078630 Pg 1/2 .00  
Shelby Cnty Judge of Probate, AL  
07/20/1981 00:00:00 FILED/CERTIFIED

That in consideration of Five Thousand Eight Hundred Twenty-seven and 80/100 Dollars  
(\$5,827.80)

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I  
or we, George N. Bibb and wife, Frances D. Bibb,

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

Citicorp Person to Person Financial Center, Inc.

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

Shelby

County, Alabama, to-wit:

SEE EXHIBIT "A" ATTACHED HERETO FOR LEGAL DESCRIPTION.

Subject to current taxes, easements, restrictions, and rights of way of  
record, and that certain mortgage to Johnson and Associates Mortgage  
Company recorded in Real Volume 397, page 864, in the office of  
the Judge of Probate of Shelby County, Alabama.

The grantors hereby affirm that this conveyance is for a valuable  
consideration as above noted and is not in lieu of foreclosure.

BOOK 334 PAGE 17

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 ~~we~~ (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 13<sup>th</sup>  
day of July, 19 81.

(Seal)

(Seal)

(Seal)

George N. Bibb (Seal)  
Frances D. Bibb (Seal)  
George N. Bibb  
Frances D. Bibb

STATE OF ALABAMA

JEFFERSON COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State  
hereby certify that George N. Bibb and wife, Frances D. Bibb,  
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 13<sup>th</sup> day of July, A. D., 19 81

Charles A. J. Beavers, Jr.  
Notary Public

EXHIBIT "A"

BOOK 334 PAGE 18

A parcel of land situated in the Northwest Quarter of the Northeast Quarter of Section 29, Township 19 South, Range 2 West, in Shelby County, Alabama, being more particularly described as follows: Commence at the Southeast Corner of the Northwest Quarter of the Northeast Quarter of Section 29, Township 19 South, Range 2 West, and run North along the East line of said Quarter-Quarter Section 835.0 feet to the Point of Beginning; thence an angle to the left of  $96^{\circ}56'30''$  and run Southwesterly 365.26 feet to the Southeasterly right-of-way of Indian Crest Road as constructed thirty feet from the center line of said road; thence an angle to the right of  $108^{\circ}24'32''$  to the tangent of a curve to the left having a radius of 2546 and a central angle of  $2^{\circ}17'32''$ ; thence run North-easterly along the arc of said curve 101.86 feet to a point of reverse curve to the right having a radius of 282.30 feet and a central angle of  $29^{\circ}55'58''$ ; thence run North-easterly along the arc of said curve on the Southeasterly right-of-way of Indian Crest Road 147.48 feet; thence an angle to the right of  $74^{\circ}23'21''$  from tangent of said curve and run Southeasterly 310.44 feet to the Easterly line of said Quarter-Quarter Section; thence an angle to the right of  $66^{\circ}30'11''$  and run South along the East line of said Quarter-Quarter Section 63.35 feet to the Point of Beginning.

STATE OF ALA. SHELBY CO.  
I CERTIFY THIS  
INSTRUMENT WAS FILED  
1981 JUL 20 AM 8:28  
*Thomas A. Snowden, Jr.*  
JUDGE OF PROBATE

Deed TAX	6.00
Rec	3.00
Jud	1.00
	<hr/> 10.00