

UNAME) S. E. ROBERTS, ATTORNEY  
2230 - 3RD AVENUE, NORTH  
(Address) BIRMINGHAM, ALABAMA 35203



Jefferson Land Title Services Co., Inc.  
318 21ST NORTH • P.O. BOX 10481 • PHONE (205) 376-80  
BIRMINGHAM, ALABAMA 35201

AGENTS FOR  
Miss Shelby Title Insurance Company



19811014000109650 Pg 1/1 00  
Shelby Cnty Judge of Probate, AL  
10/14/1981 00:00:00 FILED/CERTIFIED

WARRANTY DEED

405

STATE OF ALABAMA

SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Thirteen Thousand and no/100 (\$13,000.00) Dollars and the execution  
of a Purchase Money Mortgage in the amount of \$8,500.00

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I  
or we, Vicki C. Hays, a single woman

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

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

From the SE corner of the NE 1/4 of the NW 1/4 of Section 36, Township 18 South,  
Range 2 West, run north along the east boundary of said 1/4 1/4 a distance of  
973.25 feet to the point of beginning; thence continue in a straight line a  
distance of 245.01 feet; thence left 88 degrees 01 minutes 30 seconds a distance of  
449.48 feet; thence right 88 degrees 01 minutes 30 seconds a distance of 125 feet;  
thence left 91 degrees 58 minutes 30 seconds a distance of 209.35 feet; thence left 91  
degrees 58 minutes 30 seconds a distance of 370 feet; thence left 88 degrees 01  
minutes 30 seconds a distance of 659.04 feet to the point of beginning. Grantor  
further grants to Grantee, his heirs and assigns, for the purpose of ingress and  
egress from the existing roadbed, the following easement more particularly described  
as: From the SE corner of the NE 1/4 of the NW 1/4 of Section 36, Township 18 South,  
Range 2 West, run north along the east boundary of said 1/4 1/4 a distance of 916.38  
feet to the point of beginning; thence continue in a straight line a distance of  
56.87 feet; thence right 45 degrees 00 minutes a distance of 90 feet more or less to  
a chert road; thence right 90 degrees 00 minutes a distance of 40.00 feet; thence  
right 90 degrees 00 minutes a distance of 118.28 feet more or less to the point  
of beginning. Grantee, his heirs and assigns shall only use the subject property for  
residential purposes until the earlier of any one of the following 3 conditions shall  
occur: (1) Until Grantor shall release this restriction by written document filed in  
the Shelby County Probate Court; (2) Until Grantor shall cease to be an occupant of  
her current residence; (3) Until Grantor's death. This restriction shall not be deemed  
TO HAVE AND TO HOLD to the said grantee, his, her or their heirs and assigns forever.

And I (xxx) do, for myself (xxxxxx) and for my (xxx) heirs, executors and administrators, covenant with said grantee, his,  
her or their heirs and assigns, that I am (xxxxxx) lawfully seized in fee simple of said premises; that they are free from all en-  
cumbrances, unless otherwise stated above; that I (xxx) have a good right to sell and convey the same as aforesaid; that I (xxx)  
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, I (xx) have hereunto set my (xxx) hand(s) and seal(s) this 12<sup>th</sup>  
day of May, April, 1981

STATE OF ALA. SHELBY CO.  
I CERTIFY THIS  
DEED WAS FILED  
1991 OCT 14 AM 10:24

See mtg. 416-225  
Deed to 1300  
Rec 1.50  
Ind. 1.00 (SEAL)  
15.50

Vicki C. Hays (SEAL)  
VICKI C. HAYS, a single woman

STATE OF ALABAMA  
SHELBY COUNTY

General Acknowledgment

the undersigned  
n said State, hereby certify that Vicki C. Hays, a single woman

a Notary Public in and Said County

those name(s) assigned to the foregoing conveyance, and who is known to me, acknowledged before me on this day  
that, being informed of the contents of the conveyance, she executed the same voluntarily on the day the same bears date

given under my hand and official seal this 12<sup>th</sup> day of May, A.D. 1981

WHEELER, CHRISTIAN AND ROBERTS  
2230 THIRD AVENUE NORTH  
BIRMINGHAM, ALABAMA 35203  
Form Ala. 30

James E. Robert  
Notary Public

