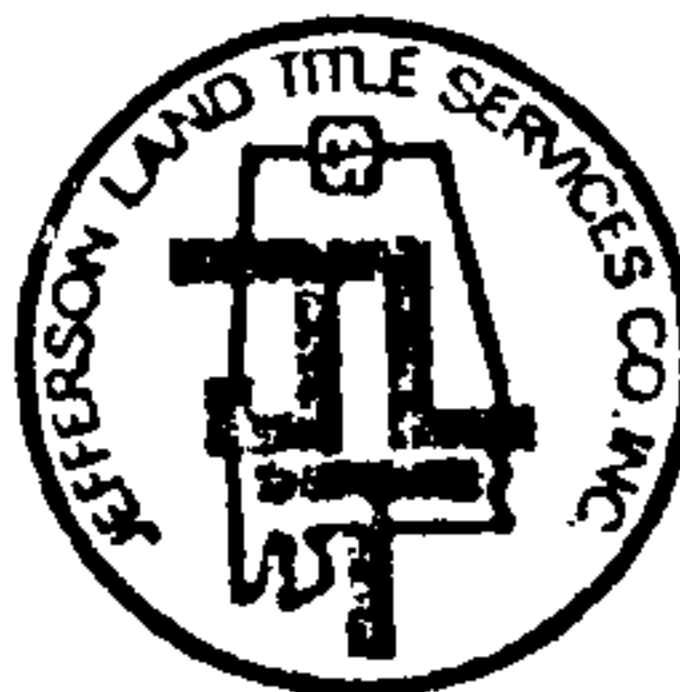


This instrument was prepared by

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



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

407

STATE OF ALABAMA
SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Ten and no/100 (\$10.00) Dollars and other good and valuable
consideration

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

James E. Roberts

(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 FOR LEGAL DESCRIPTION



19811014000109690 Pg 1/2 .00
Shelby Cnty Judge of Probate, AL
10/14/1981 00:00:00 FILED/CERTIFIED

See Release of Restriction Mine Book 48 page 906 (2-25-83)
BOOK 335 PAGE 499

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

And I (~~we~~) do, for myself ~~and my heirs~~ and for my ~~heirs~~ heirs, executors and administrators, covenant with said grantee, his, her or their heirs and assigns, that I am (~~legally~~) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise stated above; that I (~~we~~) have a good right to sell and convey the same as aforesaid; that I ~~will~~ 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 (~~we~~) have hereunto set my (~~own~~) hand(s) and seal(s) this 13th
day of MAY, 1981

(SEAL)

VICKI C. HAYS

(SEAL)

(SEAL)

(SEAL)

(SEAL)

(SEAL)

STATE OF ALABAMA

SHELBY COUNTY

General Acknowledgment

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

a Notary Public in and for said County,

whose name(s) is signed 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 13th day of MAY, A.D. 1981

Delilah Cole
Notary Public
STATE OF ALABAMA

Wheeler Christian Roberts

EXHIBIT "A"

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 1218.26 feet to the point of beginning; thence continue in a straight line a distance of 125.00 feet; thence left 88 degrees 01 minutes 30 seconds a distance of 449.48 feet; thence left 91 degrees 58 minutes 30 seconds a distance of 125 feet; thence left 88 degrees 01 minutes 30 seconds a distance of 449.48 feet to the point of beginning and further Grantor conveys the following easement unto Grantee, his heirs, and assigns for the purpose of allowing Grantee, his heirs and assigns, ingress and egress to and from a lake known as Lake Dixie which lake is located on lands contiguous to this property and owned by Grantor. The easement shall be perpetual. Grantee, his heirs and assigns shall be permitted to erect, maintain and use a boathouse, and pier, launch boats and do such other acts as may be necessary to enjoy swimming, boating and fishing activity on said lake. The easement is 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 1343.26 feet to the point of beginning; thence right 30 degrees 00 minutes a distance of 170 feet more or less to water's edge of Lake Dixie; thence, right 135 degrees 00 minutes a distance of 156 feet; thence right 60 degrees 00 minutes a distance of 172 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 three (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 be limited to single family residences.

BOOK 335 PAGE 500

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

1981 OCT 14 AM 10:27

T. Thomas G. Snowden, Jr.
JUDGE OF PROBATE

Deed tax 3.00
Reg. 3.00
Ord. 1.00

7.00

Vicki C. Hays