

This instrument prepared by _____ insurance commitment issued by SAFECO
(Name) Wade H. Morton, Jr., Attorney at Law Title Insurance Company, 1000 Cahaba
(Address) P O Box 1227, Columbiana, Alabama 35051 Title, Inc.

Form 1-1-27 Rev. 1-66
WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama

STATE OF ALABAMA } 15-84
SHELBY COUNTY } KNOW ALL MEN BY THESE PRESENTS:

That in consideration of TWENTY EIGHT THOUSAND and NO/100 (\$28,000.00) DOLLARS
and execution and delivery of the following described mortgage,

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

GEORGE E. WALKER and wife, JO V. WALKER,
(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto
MADGE L. SEIFERT, a widow,

(herein referred to as grantee, whether one or more), the following described real estate, situated in
Shelby County, Alabama, to-wit:
That part of the NE $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Section 8, Township 20 South, Range 1 East,
Shelby County, Alabama described as follows: Commence at the Northeast corner of
said $\frac{1}{4}$ - $\frac{1}{4}$ Section and thence run West along the North line of said Section 8 a
distance of 189.71 feet to the West right-of-way line of Shelby County Highway
No. 55 and the point of beginning; thence continue West along the North line of
Section 8 a distance of 121.44 feet; thence turn an angle of 91 degrees, 36 minutes
to the left and run a distance of 457.38 feet to the North margin of Weldon Road;
thence turn an angle of 90 degrees, 24 minutes to the left and run along said road
a distance of 211.96 feet to the West right-of-way line of Shelby County Highway
No. 55; thence turn an angle of 106 degrees, 49 minutes to the left and run along
said right-of-way line a distance of 104.49 feet; thence turn an angle of
5 degrees, 05 minutes to the right and run along said right-of-way line a distance
of 193.96 feet; thence turn an angle of 5 degrees, 26 minutes to the right and run
along said right-of-way line a distance of 164.20 feet to the point of beginning.

- Subject only to the following easements and rights-of-way of record and taxes:
1. Transmission Line Permit to Alabama Power Company as shown by instrument recorded
in Deed Book 243, at Page 403, in the Office of the Judge of Probate of Shelby
County, Alabama.
 2. Right-of-way granted to Shelby County as shown by instrument recorded in Deed
Book 147, at Page 502, in said Probate Records.
 3. Taxes for 1983 and subsequent years.

\$40,000.00 of the consideration for this deed is secured by a purchase money mortgage
on the above described real estate from the Grantee to the Grantor George E. Walker,
which was executed and delivered simultaneously herewith.

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 27th
day of November, 1982.

CLERK OF ALA. SHELBY CO. Deed Tax 28.00
I CERTIFY THIS Re 1.50 (Seal)
1982 NOV 29 AM 9:39 100
30.50 (Seal)
JUDGE OF PROBATE (Seal)

George E. Walker (Seal)
Jo V. Walker (Seal)

STATE OF ALABAMA }
SHELBY COUNTY } General Acknowledgment

I, the undersigned, _____, a Notary Public in and for said County, in said State,
hereby certify that George E. Walker and wife, Jo V. Walker,
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 27th day of November
RETURN TO: Mrs. Madge L. Seifert
P O Box 1073
Columbiana, Alabama 35051

Notary Public