

Instrument Prepared by:

1290  
Charles L. Kerr, Attorney  
117 - 9th Street N.E.  
Leeds, Alabama 35094

WARRANTY DEED

STATE OF ALABAMA )  
COUNTY OF SHELBY )

KNOW ALL MEN BY THESE PRESENTS

That in consideration of Forty Six Thousand Six Hundred Thirty Three Dollars, and the execution of a purchase money mortgage for Ninety Three Thousand Two Hundred Sixty Seven Dollars to secure payment of the balance of the purchase price, to the undersigned grantors, in hand paid by the grantees herein, the receipt whereof is acknowledged, we, LOUIE B. OSBORNE, a single man; ELMER EARL OSBORNE and wife VIRGINIA OSBORNE; CHESTER COLEMAN OSBORNE and wife BEULAH OSBORNE, <sup>HAZEL H.M.O.E.</sup> MARIE OSBORNE EASTIS and husband JOSEPH E. EASTIS, SR.; and BEULAH FAYE OSBORNE HARRIS and husband JAMES L. HARRIS do Grant, Bargain, Sell and Convey unto C&R PROPERTIES, a general partnership consisting of James L. Clayton and James E. Roberts, the following described real estate situated in Shelby County, Alabama, to-wit:

BOOK 348 PAGE 85  
That part of the S1/2 of NW 1/4 of SE 1/4 of Section 5, Township 19 South, Range 1 West, which lies east of the Florida Short Route Highway (also known as U.S. Highway No. 280) as the same now exists, less and except lot sold to Louie B. Osborne described in deed recorded in the Probate Office of Shelby County, Alabama, in Deed Book 212, Page 297, as follows: Commence at the SW corner of NW 1/4 of SE 1/4, Section 5, Township 19 South, Range 1 West; thence run East along the South line of said 1/4-1/4 Section 513.23 feet; thence turn an angle of 96 degrees 20 minutes to the left and run along the East right of way line of U.S. Highway 280, 482.83 feet to the point of beginning; thence continue along the East right of way line of said highway 150.91 feet to the south line of an easement for a roadway; thence turn an angle of 96 degrees 18 minutes to the right and run along the south line of said easement a distance of 500 feet; thence turn an angle of 90 degrees 00 minutes to the right and run a distance of 150 feet; thence turn an angle of 90 degrees 00 minutes to the right and run 483.44 feet to point of beginning; and, also, the SW 1/4 of NE 1/4 of SE 1/4 of Section 5, Township 19 South, Range 1 West.

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

IN WITNESS WHEREOF, I (we) have hereunto set my (our) hand(s) and seal(s) this  
16th day of June, 1983.

Louie B. Osborne (SEAL) Joseph E. Eastis Sr. (SEAL)  
Elmer Earl Osborne (SEAL) Hazel Marie Osborne (SEAL)  
Virginia Osborne (SEAL) Beulah Faye Osborne Harris (SEAL)  
Chester Coleman Osborne (SEAL) James L. Harris (SEAL)  
Beulah Osborne (SEAL)

STATE OF ALABAMA )

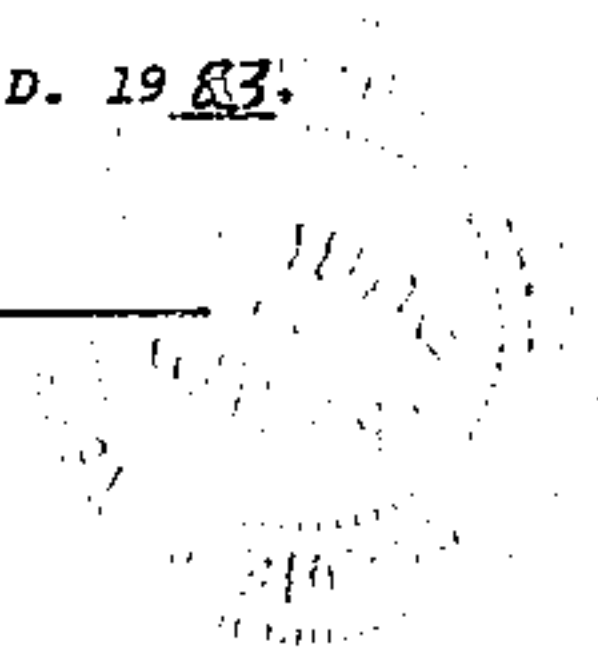
JEFFERSON COUNTY )

General Acknowledgment

I, \_\_\_\_\_ a Notary Public in and for said County, in said State, hereby certify that LOUIE B. OSBORNE, a single man; ELMER EARL OSBORNE and wife VIRGINIA OSBORNE; CHESTER COLEMAN OSBORNE and wife BEULAH OSBORNE; HAZEL MARIE OSBORNE EASTIS and husband JOSEPH E. EASTIS, SR.; and BEULAH FAYE OSBORNE HARRIS and husband JAMES L. HARRIS 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 14th day of June A.D. 19 83.

Geldie D. Kerr  
Notary Public



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STATE OF ALA. SHELBY CO.  
I CERTIFY THIS  
INSTRUMENT WAS FILED  
1983 JUN-27 AM 11:22

Thomas A. Lowman, Jr.  
JUDGE OF PROBATE

Deed Tax	47.00
Rec	6.50
Inst	1.00
	<u>54.50</u>