

BY GRANTORS.
SEND TAX NOTICE TO:

(Name) _____

(Address) _____

This instrument was prepared by

(Name) Mike T. Atchison, Attorney at Law(Address) Post Office Box 822, Columbiana, Alabama 35051

Form 1-1-27 Rev. 1-66

WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama

STATE OF ALABAMA

SHELBY } COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Thirteen Thousand and no/100-----DOLLARS

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

Charlotte W. Poe and husband, Thomas M. Poe, Jr.

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

✓ Joan Traywick Palestini

(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 NW $\frac{1}{4}$, Section 25, Township 20 South, Range 1 West, which lies North of the centerline of the right of way for Alabama Power Company transmission line (Gaston - Bessemer), containing 26 acres, more or less.

LESS AND EXCEPT, however, all the oil, gas, coal, iron ore, limestone, sulphur and all other minerals in, under or upon said lands, together with the right to mine and remove the same, and the rents and royalties therefrom, and SUBJECT to that certain Oil and Gas Lease dated as of September 1, 1981, between Champion International Corporation, and Atlantic Richfield Company.

This conveyance is subject to the rights acquired by Bill Brown Saw Mill, Inc., under Timber Agreement as recorded in Deed Book 348, Page 443, between Charlotte W. Poe and Bill Brown Saw Mill, Inc.

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
NOTARIAL INSTRUMENT
1983 JUL 20 AM 10:53deed tax - 1300
150
100
1550Thomas M. Poe, Jr.
JUDGE OF PROBATE

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 _____ day of July, 1983.

(Seal)
(Seal)
(Seal)STATE OF ALABAMA
SHELBY } COUNTY

General Acknowledgment

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Charlotte W. Poe and husband, Thomas M. Poe, Jr. whose names 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 _____ day of July, A. D., 1983.

1309 - 5th St. Rd. 35216
Mike Atchison
Notary Public