

1080

This instrument was prepared by T. W. Paul
 on behalf of the Trust Account administered by
 AmSouth Bank N.A.
 P. O. Box 11426, Birmingham, Alabama 35202
 \$00.00

STATE OF ALABAMA §

COUNTY OF SHELBY §

KNOW ALL MEN BY THESE PRESENTS, That in consideration of One and no/100 Dollars to the undersigned grantor or grantors in hand paid by the Grantees herein, the receipt whereof is acknowledged, we, SUE A. PEARSON and husband, JACK H. PEARSON (herein referred to as grantors) do grant, bargain, sell and convey unto MARTHA A. DUGGER, MARGARET A. HATHAWAY, BETTY A. GRANGER, and EDWARD H. ATCHISON (herein referred to as grantees) the following described real estate situated in Shelby County, Alabama to-wit:

An undivided 20 percent interest in:

The W $\frac{1}{2}$ of NE $\frac{1}{4}$, Section 27, Township 20, Range 4 West, consisting of 80 acres. Surface right only.

Also, the E $\frac{1}{2}$ of SE $\frac{1}{4}$, Section 2, Township 21, Range 5 West, consisting of 80 acres. Surface right only.

It is specifically understood and agreed that the Grantors have executed this deed subject to:

1. Ad valorem taxes due and payable October 1, 1983, which the Grantee herein assumes and agrees to pay.
2. Existing rights of way, building restrictions, encroachments, recorded and/or unrecorded easements, if any, overlaps, deficiency in quantity of ground, boundary line disputes, or any matters not of record which would be disclosed by an accurate survey and inspection of the premises.

TO HAVE AND TO HOLD to the said Grantees, their heirs and assigns forever.

And we do for ourselves and for our heirs, executors and administrators covenant with the said Grantees, their heirs and assigns, that we are lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that we have a good right to sell and convey the same as aforesaid; that we will and 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 and seals this 21th day of August, 1983.

Sue A. Pearson
 SUE A. PEARSON

Jack H. Pearson
 JACK H. PEARSON

Deed Tax \$0
 Rev 2.50
 Ind 1.00
4.00

STATE OF ALA. SHELBY CO:
 I CERTIFY THIS
 INSTRUMENT WAS FILED
 1983 SEP 23 AM 11:35

STATE OF ALABAMA
 COUNTY OF

I, Patricia E. Brown, a Notary Public in and for said County, in said State, hereby certify that Sue A. Pearson and Jack H. Pearson 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 21st day of August, 1983.

Patricia E. Brown
 Notary Public

My Commission Expires:

7-21-84

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