

This instrument was prepared by

(Name) Richard D. Greer, Najjar Najjar Boyd & Pate

(Address) 2127 Morris Avenue, Birmingham, Alabama 35203

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 Three Thousand and no/100 Dollars (\$3,000.00)

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

Larry H. Burchfield and wife, J. Arlene Burchfield

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

Joe H. Duke, a single man

(herein referred to as grantee, whether one or more), the following described real estate, situated in Shelby County, Alabama, to-wit:

A parcel of land containing 2.0 acres, more or less, located in the SW 1/4 of the NE 1/4 of Section 5, Township 20 South, Range 1 East, Shelby County, Alabama, described as follows:

Commence at the SE corner of said quarter-quarter section; thence run West along the South line of said quarter-quarter section a distance of 434.92 feet to the point of beginning; Thence continue last course a distance of 350.00 feet; Thence turn right 133° 00' 23" a distance of 403.18 feet; Thence turn left 43° 00' 23" a distance of 326.08 feet; Thence turn right 89° 29' 00" a distance of 75.00 feet; Thence turn right 90° 31' 00" a distance of 621.59 feet to the point of beginning. Also a 60 foot right-of-way, 30 feet on each side of the following described centerline: Commence at the NW corner of said described parcel; Thence run North a distance of 30 feet to the point of beginning of said centerline; Thence turn right 89° 29' 00" a distance of 358.29 feet; Thence turn left 09° 15' a distance of 140 feet, more or less, to the Southwesterly right-of-way of Shelby County Highway #51 and the end of said centerline.

SUBJECT TO THE FOLLOWING:

- Item 1. General and special taxes for the current year and subsequent years.
- Item 2. All minerals of every kind and character, including, but not limited to, oil, gas, sand and gravel in, on, and under subject property.
- Item 3. Right of way to Shelby County, Alabama, in Deed Book 204, Page 152.
- Item 4. Right of way as granted in Deed Volume 326, Page 221.

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 31 day of May, 1984.

(Seal)

Larry H. Burchfield

(Seal)

(Seal)

J. Arlene Burchfield

(Seal)

(Seal)

J. Arlene Burchfield

(Seal)

STATE OF ALABAMA

COUNTY

General Acknowledgment

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Larry H. Burchfield and wife, J. Arlene Burchfield, 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 each executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 31 day of May, A. D., 1984.

Pl. 1 Box 145
Wilsonville Ala
35186

Joseph Claude Smith
Notary Public
My Commission Expires May 1986

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
1984 JUN -8 PM 2:57

JUDGE OF FREEDOM

Not for 300
Rec. 167
No. 100
556

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