

This instrument was prepared by

(Name) DANIEL M. SPITLER  
Attorney at Law  
(Address) 108 Chandalar Drive  
Pelham, Alabama 35124

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This Form furnished by:

**Cahaba Title, Inc.**

Highway 31 South at Valleydale Road  
P. O. Box 689  
Pelham, Alabama 35124

609 Union Place V  
Birmingham, AL 35224

Policy Issuing Agent for  
Safeco Title Insurance Co  
TELEPHONE: 988-5600



WARRANTY DEED

STATE OF ALABAMA

SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of -----SIX THOUSAND AND NO/100 DOLLARS (\$6,000.00)-----

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

RICHARD D. ROBERTSON

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

ISAAC ADAMS, an unmarried man,

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

Commence at the Southwest corner of Section 29, Township 20 South, Range 2 East; thence proceed in a Northerly direction along the West boundary of said section for a distance of 189.98 feet; thence turn an angle of 90 deg. 00 min. to the right and run 637.92 feet to a point, being a point on the north right of way line of State Highway 25, said point being the point of beginning of the parcel of land herein described; thence turn an angle of 25 deg. 10 min. 30 sec. to the left and run along said North right of way line for a distance to 260.59 feet to a point, being a point on the centerline of a 100 foot wide transmission line right of way of Alabama Power Company; thence turn an angle of 102 deg. 53 min. 15 sec. to the left and run 173.23 feet to a point, being a point on the West boundary of said 100 foot wide Alabama Power Company right of way; thence turn an angle of 16 deg. 46 min. 34 sec. to the right and run along said right of way boundary for 840.75 feet to a point; thence turn an angle of 90 deg. 00 min. to the left and run 210.00 feet to a point; thence turn an angle of 90 deg. 00 min. to the left and run 1024.28 feet to the point of beginning. Said parcel of land is lying in the SW 1/4 of Section 29, Township 20 South, Range 2 East. Situated in Shelby County, Alabama.

\$3,500.00 of the purchase price recited above was paid from a mortgage loan closed simultaneously herewith.

SUBJECT TO:

Transmission Line Permits to Alabama Power Company recorded in Deed Book 201, Page 02, Deed Book 246, Page 946, Deed Book 250, Page 441, and Deed Book 278, Page 469. Public utility easements including right of way of Alabama Power Company for transmission line permit as shown by survey dated July 2, 1984, by John Gary Ray.

This is vacant property and the Grantor has claimed and has no homestead in the property.

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 said grantee, his, her or 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 stated 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 grantee, his, her or their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I (we) have hereunto set my (our) hand(s) and seal(s) this 9th

day of July, 1984

Deed Tax 2.50  
Rec 2.50  
Jud 1.00  
6.00

STATE OF ALA. SHELBY CO.  
I CERTIFY THIS  
INSTRUMENT WAS FILED (SEAL)

1984 JUL 11 AM 9:02  
See Ht 451-416 (SEAL)  
JUDGE OF PROBATE

Richard D. Robertson (SEAL)

(SEAL) (SEAL)

STATE OF ALABAMA  
SHELBY COUNTY

General Acknowledgment

I, the undersigned,  
in said State, hereby certify that Richard D. Robertson

a Notary Public in and for said County.

whose name(s) is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance, he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 9th day of July, A.D. 1984

Notary Public