

This instrument was prepared by

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This Form furnished by:

Cahaba Title, Inc.

Highway 31 South at Valleydale Rd., P.O. Box 689

Pelham, Alabama 35124

Phone (205) 988-5600

Policy Issuing Agent for



SAFECO Title Insurance Company

WARRANTY DEED

78

STATE OF ALABAMA

SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of -----THIRTY FOUR THOUSAND AND NO/100 (\$34,000.00)-----

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

RONALD C. HALL and wife, BARBARA C. HALL,

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

JUDY P. BURNS, a married woman,

(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 situated in the NE 1/4 of the NE 1/4 of Section 23, Township 21 South, Range 3 West. Commence at the Northwest corner of said 1/4 1/4 section and run in a Southerly direction along the West line of said 1/4 1/4 section, run a distance of 93.19 feet to the South right of way line of the public road known as Smokey Road for the point of beginning; thence continue along the same said course for a distance of 210.0 feet; thence turn an angle of 77 deg. 14 min. to the left for a distance of 210.0 feet; thence turn an angle of 102 deg. 46 min. to the left and run North for a distance of 210.0 feet to the South right of way line of the above said road; thence turn an angle of 77 deg. 14 min. to the left and run along the said right of way line of said road for a distance of 210.0 feet to the point of beginning; being situated in Shelby County, Alabama.

SUBJECT TO:

Transmission Line Permit to Alabama Power Company as shown by instrument recorded in Deed Book 126 page 176; Deed Book 133 page 369 and Deed Book 174 page 317 in Probate Office.

Right-of-Way granted to Shelby County by instrument recorded in Deed Book 211 page 600 in Probate Office.

\$32,300.00 of the purchase price recited above was paid from a mortgage loan closed simultaneously herewith.

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 28th day of September, 1984

STATE OF ALABAMA
COUNTY OF SHELBY
NOTARY PUBLIC

003-830
1984 OCT -1 PM 12:43

Deed TAX 2.00
Rec 2.50
Ind 1.00
6.00
(SEAL)

Ronald C. Hall (SEAL)
Ronald C. Hall

Barbara C. Hall (SEAL)
Barbara C. Hall

(SEAL) (SEAL)

STATE OF ALABAMA
SHELBY COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Ronald C. Hall and wife, Barbara C. Hall,

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 28th day of September

Notary Public
1984