

This instrument was prepared by

(Name) Joel C. Watson
Watson & Johnson
(Address) P.O. Box 987, Alabaster, Al.
35007



This Form furnished by:

Cahaba Title, Inc.
1970 Chandalar South Office Park
Pelham, Alabama 35124

Representing St. Paul Title Insurance Corporation

WARRANTY DEED

1,000.00

STATE OF ALABAMA

SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of ONE AND NO/100 (\$1.00) DOLLAR

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

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

Robert Hodgens

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

Part of the NW 1/4 of the NE 1/4, Section 1, Township 20 South,
Range 2 West, being more particularly described as follows:
Begin at the NE corner of the NW 1/4 of the NE 1/4 of Section 1,
Township 20 South, Range 2 West, thence run West along the North
line of said 1/4-1/4 Section for 248.87 feet to the point of
beginning, continue along North line a distance of 80 feet,
thence 90 deg. 01 min. 37 sec. left and run Southerly a distance
of 1319.476 feet to a point on the South line of said 1/4-1/4
Section, thence turn angle 90 deg. 03 min. 23 sec. left and run
Easterly 80 feet along South line of said 1/4-1/4 Section to a
point; thence 89 deg. 56 min. 37 sec. left and run Northerly
1319.476 feet to the point of beginning.

Subject to easements, restrictions and rights-of-way of record.

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 en-
cumbrances, 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

day of April, 19 85

Ded Tax 1.00

Rec 3.50

Inst 1.00

4.50

STATE OF ALA. SHELBY CO.

I CERTIFY THIS

INSTRUMENT WAS FILED

1985 APR -1 PM 2:41

Robert Hodgens

(Robert Hodgens)

Ruby Hodgens

(Ruby Hodgens)

Joel C. Watson

JOEL C. WATSON

STATE OF Alabama

Shelby

COUNTY

General Acknowledgment

I, the undersigned authority,

in said State, hereby certify that Robert Hodgens and wife, Ruby Hodgens

a Notary Public in and for said County,

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 above bears date.

Given under my hand and official seal this April day of

Rt 1 Box 92

Chelua, AL 35043

Form Ala. 30

Notary Public

