

Send Tax Notice to:
Janet Hoyle
109 Columbiana Road
Birmingham, AL 35209

This Instrument Prepared By:
Berkowitz, Lefkovits,
Isom & Kushner
1100 Financial Center
Birmingham, Alabama 35203

STATE OF ALABAMA)
SHELBY COUNTY)

500.00

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS:

WHEREAS, on June 25, 1981, the real property described herein was conveyed by warranty deed recorded in Book 333, Page 891 of the Office of the Judge of Probate of Shelby County, Alabama by Richard Hoyle and wife, Janet Hoyle, to Richard Hoyle and Janet Hoyle (hereinafter referred to as the "Grantors") to have and to hold said real property for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple.

NOW, THEREFORE, in consideration of Ten and No/100 Dollars (\$10.00) and other good and valuable consideration to the undersigned Grantors in hand paid by the Grantee herein, the receipt whereof is hereby acknowledged, the Grantors do hereby grant, bargain, sell and convey unto Richard Hoyle (herein referred to as the "Grantee") the following described real estate, situated in Shelby County, Alabama, to-wit:

A parcel of land containing 3.0 acres, more or less, and located in Section 10, Township 19 South, Range 2 East and more particularly described as follows: Commence at the intersection of the east line of Section 10 and the north bank of Spring Creek and run west and southwesterly along the north bank of Spring Creek 160.0 feet; thence continue to run west and southwesterly along the north bank of Spring Creek 377.0 feet to a point of beginning; thence run northward and parallel to the east line of Section 10 for a distance of 558.0 feet; thence turn 90 degrees westward and run 220.0 feet; thence turn 90 degrees southward and run 634.0 feet to the north bank of Spring Creek; thence run east and northeasterly along the north bank of Spring Creek 233.0 feet to the point of beginning; situated in NE 1/4 of SE 1/4 and SE 1/4 of NE 1/4, all in Section 10, Township 19 South, Range 2 East.

This conveyance is made subject to all liens, encumbrances, easements and restrictions of record.

TO HAVE AND TO HOLD to the said Grantee, his heirs and assigns forever.

And Grantors do for themselves and for their heirs, executors, and administrators covenant with the said Grantee, his heirs and assigns, that they are lawfully seized in fee simple of said premises; that said premises are free from all encumbrances, unless otherwise noted above; that they have a good right to sell and convey the same as aforesaid; that they will and their heirs, executors and administrators shall warrant and defend the same to the said Grantee, his heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, we have hereunto set our hands and seals, this 20th day of July, 1985.

WITNESS:

Richard Hoyle
Richard Hoyle

Janet Hoyle
Janet Hoyle

STATE OF ALABAMA)
SHELBY COUNTY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Richard Hoyle, whose name 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 20th day of July, 1985.

H. J. Brown
Notary Public

My Commission Expires: 9-28-88

STATE OF ALABAMA)

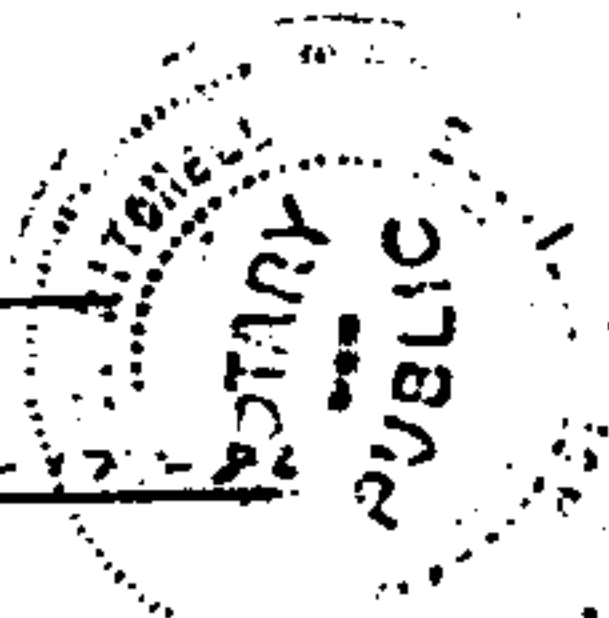
JEFFERSON COUNTY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Janet Hoyle, whose name 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, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 27th day of August, 1985.

Don W. Little
Notary Public

My Commission Expires: 11-17-87



BOOK 039 PAGE 672

STATE OF ALABAMA
I CERTIFY THIS
INSTRUMENT

1985 AUG 30 PM 3:39

Don W. Little
JUDGE

RECORDING FEES

Mortgage Tax	\$	_____
Deed Tax		<u>.50</u>
Mineral Tax		_____
Recording Fee		<u>7.50</u>
Index Fee		<u>1.00</u>
TOTAL	\$	<u>9.00</u>