

This instrument was prepared by

331

(Name) Benjamin F. Glass

(Address) 2324 Sand Cove Circle Birmingham, Ala 35216

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 Nine Thousand Dollars

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, Benjamin F. Glass, a married man

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

Jerrel D. Alexander

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

See Attached Exhibit A which is made a part hereof:

The property described in this conveyance does not nor has it ever constituted the homestead of the within stated grantor, Benjamin F. Glass.

\$9,000.00 of the purchase price recited above was paid for by 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 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, I have hereunto set my hands(s) and seal(s), this 25th day of November, 1985.

(Seal)

Benjamin F. Glass (Seal)

(Seal)

(Seal)

(Seal)

(Seal)

STATE OF ALABAMA

COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Benjamin F. Glass, whose name being 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 has executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 25th day of November, A. D. 1985

Clair Federal

Notary Public

Exhibit "A"

STATE OF ALABAMA  
SHELBY COUNTY

A parcel of land known as, or to be known as, Lot 64, Kingwood - First Addition, situated in the Southeast 1/4 of the Northwest 1/4 of Section 26, Township 20 South, Range 3 West, Shelby County, Alabama, more particularly described as follows: Commence at the most northerly corner of Lot 17 of Kingwood, as recorded in Map Book C, Page 40 in the office of the Judge of Probate in Shelby County, Alabama; thence in a northeasterly direction along the Southeasterly Right of Way Line of Napoleon Drive (extended), a distance of 10.92 feet to the beginning of a curve to the left, said curve having a central angle of 22 degrees 48 minutes and a radius of 508.15 feet; thence, along arc of said curve in a northeasterly direction, a distance of 202.21 feet to end of said curve; thence 90 degrees left, in a northwesterly direction, a distance of 25 feet; thence 90 degrees right, in a northeasterly direction, a distance of 156.04 feet; thence 90 degrees right, in a southeasterly direction, a distance of 220.00 feet; thence 90 degrees left, in a northeasterly direction, a distance of 25 feet to the Point of Beginning; thence continue along last described course a distance of 128.62 feet; thence 90 degrees right, in a southeasterly direction, a distance of 145.00 feet; thence 90 degrees right, in a southwesterly direction, a distance of 103.62 feet to the beginning of a curve to the right, said curve having a radius of 25 feet and a central angle of 90 degrees; thence along arc of said curve a distance of 39.27 feet to end of said curve; thence continue in a northwesterly direction, a distance of 120.00 feet to the Point of Beginning, WHICH IS ALSO KNOWN AS:

Lot 64, according to the Survey of Kingwood, First Addition, as recorded in Map Book page 90 in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

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

1985 DEC -5 AM 10:54

*Thomas O. Lawrence, Jr.*  
JUDGE OF PROBATE

RECORDING FEES

Mortgage Tax	\$	_____
Deed Tax		_____
Mineral Tax		_____
Recording Fee		5.00
Index Fee		1.00
TOTAL	\$	6.00