

SEND TAX NOTICE TO:

(Name) _____

(Address) _____

This instrument was prepared by

(Name) VERNON N. SCHMITT, ATTORNEY AT LAW(Address) P. O. BOX 521, LEEDS, AL 35094

Form 1-1-27 Rev. 1-86

WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama

\$ 000.00

STATE OF ALABAMA

SHELBY } COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of ONE DOLLAR (\$1.00) and other good and valuable considerationto the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, JOHN D. MCINTYRE, a married person,(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto PEGGY MCINTYRE(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 located in the Northeast $\frac{1}{4}$ of the Southwest $\frac{1}{4}$ of Section 14, Township 20 South, Range 3 West, Shelby County, Alabama, more particularly described as follows: Commence at the Southeast corner of said $\frac{1}{4}$ - $\frac{1}{4}$ Section; thence in a Northerly direction; along the East line of said $\frac{1}{4}$ - $\frac{1}{4}$ Section, a distance of 360 feet, more or less, to a point on the Northeast bank of Buck Creek; thence in a Northwesterly direction, along the Northeast bank of Buck Creek, a distance of 749 feet, more or less, to the point of beginning; thence in a Northeasterly direction, 560 feet Northwest of and parallel to the right of way line of Parker Drive, a distance of 305 feet, more or less; thence 90° left, in a Northwesterly direction, a distance of 100.0 feet; thence 90° left, in a Southwesterly direction, a distance of 337 feet, more or less, to a point on the Northeast bank of Buck Creek; thence in a Southeasterly direction, along the Northeast bank of Buck Creek, a distance of 105 feet, more or less to the point of beginning.

For further consideration, the Grantee herein assumes that certain mortgage recorded at BK 416, Page 256, in Probate Office of Shelby County, Alabama.

The property described herein is not the homestead of the Grantor or the Grantor's spouse.

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 3rd day of June, 1986.

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED (Seal)
1986 JUN -4 PM 12:19 (Seal)

Thomas A. Schmitt, Jr. (Seal)
JUDGE OF PROBATE

John D. McIntyre (Seal)
JOHN D. MCINTYRE (Seal)
(Seal)

STATE OF ALABAMA
SHELBY } COUNTY

General Acknowledgment

I, John D. McIntyre, undersigned, a Notary Public in and for said County, in said State, hereby certify that John D. McIntyre whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day 3rd of the contents of the conveyance he executed the same voluntarily on the day the same were acknowledged.

Given under my hand and official seal this 3rd day of June, A. D., 1986.



Thomas A. Schmitt, Jr.

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