

SEND TAX NOTICE TO:

(Name) Peggy M. McIntyre  
(Address) 147 Kings Valley Rd  
Pelham, AL 35124

This instrument was prepared by  
(Name) VERNON N. SCHMITT, ATTORNEY AT LAW  
(Address) P. O. BOX 521, LEEDS, ALABAMA 35094

Form 1-1-27 Rev. 1-66

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 TEN DOLLARS (\$10.00) AND OTHER GOOD AND VALUABLE CONSIDERATION

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

(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 NW $\frac{1}{4}$  of the SE $\frac{1}{4}$  and the NE $\frac{1}{4}$  of the SW $\frac{1}{4}$  of Section 4, Township 22 South, Range 3 West, Shelby County, Alabama, more particularly described as follows: Commence at the Southeast corner of the Northwest  $\frac{1}{4}$  of the SE $\frac{1}{4}$  of said Section 4; thence in a Northerly direction, along the East line of said  $\frac{1}{4}$ - $\frac{1}{4}$  Section, a distance of 986.91 feet to the Point of Beginning; thence continue along last described course, along said East line, a distance of 297.64 feet to a point on the Southwest Right of Way Line of Shelby County Highway 22; thence 85° 59' 31" left, in a Northwesterly direction along said Right of Way line, a distance of 1406.33 feet to the intersection of said Southwest Right of Way line of Shelby County Highway 22 and the Northeast Right of Way line of Shelby County Highway 15; thence 99° 00' 20" left, in a Southeasterly direction along said Right of Way line of Shelby County Highway 15, a distance of 335.81 feet; thence 82° 26' 35" left in an Easterly direction, a distance of 1375.0 feet to the Point of Beginning.

Said parcel contains 10.05 acres and is subject to a 50 foot easement abutting the Southern property line for utilities.

ALSO:

A parcel of land located in the Southwest  $\frac{1}{4}$  of the Southeast  $\frac{1}{4}$  of Section 4, Township 22 South, Range 3 West, Shelby County, Alabama, more particularly described as follows: Begin at the Southeast corner of the Southwest  $\frac{1}{4}$  of the Southeast  $\frac{1}{4}$  of said Section 4; thence in a Northerly direction, along the East line of said  $\frac{1}{4}$ - $\frac{1}{4}$  Section, a distance of 338.35 feet; thence 88° 04' 10" left, in a Westerly direction a distance of 1278.55 feet to a point on the Northeast right-of-way line of Shelby County Highway 15; thence 93° 02' 18" left, in a Southeasterly direction along said right-of-way line, a distance of 338.63 feet to a point on South line of said  $\frac{1}{4}$ - $\frac{1}{4}$  (CONTINUED ON REVERSE HEREOF)

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, WE have hereunto set OUR hands(s) and seal(s), this 3rd day of June, 1986.

(Seal)  
(Seal)  
(Seal)

John D. McIntyre (Seal)  
JOHN MCINTYRE  
Peggy M. McIntyre (Seal)  
PEGGY MCINTYRE

STATE OF ALABAMA }  
SHELBY COUNTY }

General Acknowledgment

I, John D. Schmitt, the undersigned, a Notary Public in and for said County, in said State, hereby certify that John McIntyre and wife, Peggy McIntyre, whose names are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day, 3rd, 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 3rd day of June, A. D., 1986

John D. Schmitt

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Section; thence 86° 57' 42" left, in an Easterly direction along said South line, a distance of 1272.0 feet to the point of beginning.  
Said parcel contains 9.9 acres and is subject to a 50 foot easement abutting the Northern property line for utilities.

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

1986 JUN -4 PM 12: 20

*Thomas A. Saunders, Jr.*  
JUDGE OF PROBATE

1. Deed Tax \$ 5.00  
2. Mtg. Tax \_\_\_\_\_  
3. Recording Fee 5.00  
4. Indexing Fee 1.00  
TOTAL 11.00

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RETURN TO:

JOHN MCINTYRE AND WIFE,

PEGGY MCINTYRE,

TO

PEGGY MCINTYRE

WARRANTY DEED

STATE OF ALABAMA,

County.

Judge of Probate

LAWYERS TITLE INSURANCE

CORPORATION

Title Insurance

BIRMINGHAM, ALA.

DEED TAX \$

RECORD FEE \$

TOTAL \$

074-906