

This instrument was prepared by:
(Name) J. Michael Campbell
(Address) 100 Chase Park South, Ste. 128
Birmingham, Alabama 35244

Send Tax Notice to:
(Name) James L. King
(Address) 3438 Indian Lake Drive
Helena, Alabama 35080

WARRANTY DEED

500.00

STATE OF ALABAMA

SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of TEN DOLLARS AND NO/100 (\$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,

James L. King and wife, Rose Marie King
(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto

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

See Exhibit "A", attached for legal description

Title or description not examined by preparing attorney.

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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 encumbrances, 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 31
day of July, 19 86

(Seal)

(Seal)

(Seal)

James L. King (Seal)
James L. King
Rose Marie King (Seal)
Rose Marie King (Seal)

STATE OF ALABAMA

SHELBY

County.

General Acknowledgment

I, Donna Edwards
in said State, hereby certify that

a Notary Public in and for said County,
James L. King and Rose Marie King

whose name(s) are signed to the foregoing conveyance, and who are is 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 same bears date.

Given under my hand and official seal, this 31st day of July, 19 86

Donna A. Edwards

STATE OF ALABAMA
SHELBY COUNTY

PARCEL 1

Alta J. King to James L. King and Rose Marie King

A tract of land situated in the Southwest $\frac{1}{4}$ of the Northeast $\frac{1}{4}$ and the Southeast $\frac{1}{4}$ of the Northwest $\frac{1}{4}$ of Section 26, Township 20 South, Range 3 West, Shelby County, Alabama, being more particularly described as follows:

Begin at the Northwest corner of the Southwest $\frac{1}{4}$ of the Northeast $\frac{1}{4}$ of Section 26, Township 20 South, Range 3 West, Shelby County, Alabama, and run in an Easterly direction along the North line of said $\frac{1}{4}$ - $\frac{1}{4}$ section a distance of 118.72 feet to a point; thence turn an interior angle of $60^{\circ}02'05''$ and run to the right in a Southwesterly direction a distance of 36.02 feet to a point; thence turn an interior angle of $270^{\circ}00'00''$ and run to the left in a Southeasterly direction a distance of 230.00 feet to a point; thence turn an interior angle of $90^{\circ}00'00''$ and run to the right in a Southwesterly direction a distance of 3.83 to the PC of a curve; thence continue in a Southwesterly direction along the arc of a curve to the left having a central angle of $2^{\circ}38'41''$ and a radius of 700.00 feet a distance of 32.31 feet to a point on the curve; thence turn an interior angle of $270^{\circ}00'00''$ (angle measured from tangent) and run to the left in a Southeasterly direction a distance of 139.40 feet to a point; thence turn an interior angle of $87^{\circ}21'19''$ and run to the right in a Southwesterly direction a distance of 50.00 feet to a point; thence turn an interior angle of $198^{\circ}12'01''$ and run to the left in a Southwesterly direction a distance of 174.30 feet to a point; thence turn an interior angle of $101^{\circ}46'55''$ and run to the right in a Westerly direction a distance of 335.38 feet to a point on the West line of the Southwest $\frac{1}{4}$ of the Northeast $\frac{1}{4}$ of Section 26; thence turn an interior angle of $91^{\circ}19'00''$ and run to the right in a Northerly direction along the West line of said $\frac{1}{4}$ - $\frac{1}{4}$ section a distance of 108.70 feet to a point; thence turn an interior angle of $296^{\circ}42'00''$ and run to the left in a Southwesterly direction a distance of 87.06 feet to the Easternmost corner of Lot 55, Kingwood, First Addition, as recorded in Map Book 6, Page 90, in the Office of the Judge of Probate, Shelby County, Alabama; thence turn an interior angle of $71^{\circ}30'52''$ and run to the right in a Northerly direction along the East line of said Lot 55 a distance of 245.58 feet to the Northeast corner of said Lot 55; thence turn an interior angle of $260^{\circ}27'08''$ and run to the left in a Westerly direction along the North line of said Lot 55 a distance of 28.86 feet to the Southeast corner of Lot 57, Kingwood, Second Addition; thence turn an interior angle of $60^{\circ}02'05''$ and run to the right in a Northeasterly direction along the Southeast line of said Lot 57 a distance of 168.06 feet to the Northeast corner of said Lot 57, said point being on the North line of the Southeast $\frac{1}{4}$ of the Northwest $\frac{1}{4}$ of Section 26; thence turn an interior angle of $119^{\circ}57'55''$ and run to the right in an Easterly direction along the North line of said $\frac{1}{4}$ - $\frac{1}{4}$ section a distance of 54.43 feet to the point of beginning; containing 3.905 acres, more or less.

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

1986 JUL 31 PM 4:12

James L. King, Jr.
JUDGE OF PROBATE

EXHIBIT "A"

1. Deed Tax	\$ 1.50
2. Mtg. Tax	
3. Recording Fee	5.00
4. Indexing Fee	1.00
TOTAL	7.50