

This instrument was prepared by

(Name) Don Murphy Real Estate Co., Inc.

(Address) 2105 Old Montgomery Hwy.
Pelham, AL 35124

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA

SHELBY COUNTY KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Twenty Five Thousand Three Hundred Fifty and NO/100-----DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,
Hugh M. Gilmore, III and wife, Nancy Gilmore

(herein referred to as grantors) do grant, bargain, sell and convey unto

James D. Mason d.b.a. Mason Construction Company

(herein referred to as GRANTEES) as joint tenants with right of survivorship, the following described real estate situated in
SHELBY

County, Alabama to-wit:

A parcel of land situated in the SE $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Section 16, Township 21 South, Range 3 West, described as follows: Commence at the NE corner of the SE $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Section 16, and go South 1 deg. 45 min. 30 sec. East along the East boundary of said $\frac{1}{4}$ $\frac{1}{4}$ Section 100.00 feet to the point of beginning; thence continue South 1 deg. 45 min. 30 sec. for 500.95 feet; thence South 54 deg. 30 min. 45 sec. West for 484.76 feet to the Easterly boundary of Big Oak Drive; thence North 42 deg. 58 min. West along said Easterly Boundary 170.00 feet; thence North 36 deg. 58 min. 40 sec. East for 823.34 feet to the point of beginning; being situated in Shelby County, Alabama.

Subject to easements and restrictions of record.

Amount of Warranty Deed paid from proceeds of mortgage deed filed simultaneously

TO HAVE AND TO HOLD to the said GRANTEES as joint tenants with right of survivorship.

And ~~we~~ (we) do for ~~ourselves~~ (ourselves) and for ~~our~~ (our) heirs executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that ~~we~~ (we) are lawfully seized in fee simple of said premises; that they are free from all encumbrances unless otherwise noted above; that ~~we~~ (we) have a good right to sell and convey the same as aforesaid; that ~~we~~ (we) will and ~~our~~ (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 hand(s) and seal(s), this 9/3 day of 1986.

WITNESS:

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

1986 SEP 19 AM 10 51

Rec 250
100
(Seal)
350
(Seal)

Hugh M. Gilmore III (Seal)

Nancy W. Gilmore (Seal)

STATE OF ALABAMA

SHELBY COUNTY

General Acknowledgment

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Hugh M. Gilmore, III and wife, Nancy Gilmore whose names are 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 3rd day of September A. D., 1986

Form 31-A

Carol W. Livingston (Seal)
My commission expires 6/25/89

First American Bank