

GUARDIAN'S DEED OF PUBLIC SALE

BE IT KNOWN TO ALL WHOM IT MAY CONCERN:

That, whereas, at a sale made by Ronald E. Jackson, Guardian for Dora Mae Duncan, an incompetent person, at the courthouse in Columbiana, Shelby County, Alabama, under an order of the Probate Court of Shelby County, Alabama, dated August 15, 1986, in the matter of the estate of Dora Mae Duncan, a person of unsound mind, said sale having been made by public outcry, at the courthouse in Columbiana, Alabama, during the legal hours of sale, on October 10, 1986, after having been duly advertised by publication for three successive weeks in the Shelby County Reporter, a newspaper published in Columbiana, County of Shelby, State of Alabama, one Randall H. Goggins, being the highest and best bidder at said sale, became the purchaser of the real estate hereinafter described, at the sum of Fifteen Thousand Dollars (\$15,000.00).

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NOW THEREFORE, in consideration of the premises and of the payment of the sum of Fifteen Thousand Dollars (\$15,000.00), the receipt whereof is hereby acknowledged, I, Ronald E. Jackson, Guardian of the estate of Dora Mae Duncan, a person of unsound mind, under and by virtue of the authority vested in me by the order of the Probate Court of Shelby County, Alabama, dated August 15, 1986, do hereby grant, bargain, sell and convey unto Randall H. Goggins all the right, title, claim and interest of the said Dora Mae Duncan, a person of unsound mind, in and to the following described tract or parcel of land lying and being in Shelby County, Alabama, to-wit:

The W 1/2 of SW 1/4 of SE 1/4 and 1 acre square in Northwest corner of E 1/2 of SW 1/4 of SE 1/4, Section 15, Township 20 South, Range 1 West.

TO HAVE AND TO HOLD unto the said Randall H. Goggins, his heirs and assigns, forever.

IN WITNESS WHEREOF, I have hereunto signed my name as Guardian of the estate of Dora Mae Duncan, a person of unsound mind, this the 10th day of November, 1986.

Ronald E. Jackson
Ronald E. Jackson, Guardian of
the estate of Dora Mae Duncan

Columbiana, Ala

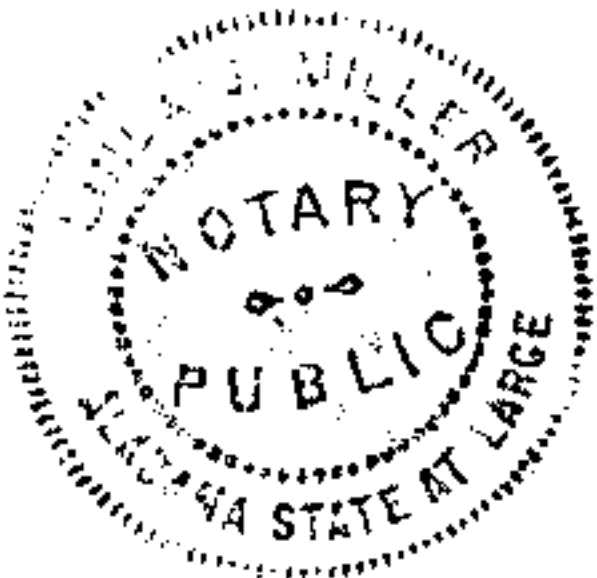
ACKNOWLEDGMENT

STATE OF ALABAMA

SHELBY COUNTY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Ronald E. Jackson, whose name as Guardian of the estate of Dora Mae Duncan, a person adjudged to be of unsound mind by the Probate Court of Shelby County, Alabama, is signed to the foregoing instrument and who is known to me, acknowledged before me on this day, that, being informed of the conveyance, he, in his capacity as such Guardian, acknowledged the same voluntarily under authority and order of the Probate Court of Shelby County, Alabama in that certain cause entitled in the matter of the estate of Dora Mae Duncan, an incompetent person, on the day the same bears date.

Given under my hand and official seal of office this 10th day of November, 1986.



Linda J. Miller
NOTARY PUBLIC

My commission expires: 8/28/90

CONFIRMATION OF SALE

STATE OF ALABAMA

SHELBY COUNTY

I hereby certify that the conveyance under which the foregoing instrument is made has been confirmed by the Probate Court of Shelby County, Alabama, and I hereby certify that the foregoing conveyance, as made, has been confirmed by said Court, this 10 day of November, 1986.

Thomas A. Shouder, Jr.
Probate Judge, Shelby County, Alabama

1. Dead Tax	\$ <u>15.00</u>
2. Mtg. Tax	<u> </u>
3. Recording Fee	<u>5.00</u>
4. Indexing Fee	<u>1.00</u>
TOTAL	<u>21.00</u>

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

1986 NOV 20 AM 9:03

Thomas A. Shouder, Jr.
JUDGE OF PROBATE

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