

This instrument was prepared by

(Name) Courtney H. Mason, Jr.
(Address) PO Box 360187
Birmingham, AL 35236-0187

869



This Form furnished by:

Cahaba Title, Inc.

Highway 31 South at Valleydale Rd., P.O. Box 689
Palham, Alabama 35124
Phone (205) 988-5600
Policy Issuing Agent for
SAFECO Title Insurance Company



C O R R E C T I V E
WARRANTY DEED

STATE OF ALABAMA
SHELBY COUNTY }

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Twenty thousand & 00/100ths (\$20,000.00)

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I
or we, Charles D. Grant, Jr., and wife, Janis R. Grant

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto

Teresa Loftin Eades

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

See attached Exhibit "A" for legal description.

Subject to existing easements, restrictions, set-back lines, rights of way,
limitations, if any, of record.

\$15,000.00 of the above-recited purchase price was paid from a mortgage loan closed
simultaneously herewith.

\$3,750.00 of the above recited purchase price was paid from a mortgage loan closed
simultaneously herewith.

Grantees' Address: Route 2, Box 74, Lot 27, Pelham, Alabama
35124

THIS DEED IS BEING RE-RECORDED TO ADD THE ATTACHED SCHEDULE "A" WHICH
CONTAINS A LEGAL DESCRIPTION PRESENT AT THE TIME OF EXECUTION OF THIS DEED, BUT
OMMITTED AT THE TIME OF RECORDING.

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 en-
cumbrances, 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 3rd
day of November, 19 86.

(SEAL)

Charles D. Grant, Jr.

(SEAL)

Charles D. Grant, Jr.

(SEAL)

Janis R. Grant

(SEAL)

Janis R. Grant

(SEAL)

(SEAL)

STATE OF Alabama
Shelby COUNTY }

General Acknowledgment

I, the undersigned a Notary Public in and for said County,
in said State, hereby certify that Charles D. Grant, Jr., and wife, Janis R. Grant

whose name(s) ARE signed to the foregoing conveyance, and who ARE 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 3rd day of November

A.D. 19 86

[Signature]
Notary Public



Exhibit "A"

Grantors grant unto grantees their heirs and assigns and reserve unto themselves and their heirs and assigns the following easement:

A 30 foot easement for Ingress and Egress, the centerline of which is described as follows: Commence at the SW corner of the SW $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 4, Township 22 South, Range 1 West; thence run North along the West line of said $\frac{1}{4}$ - $\frac{1}{4}$ for 245.8 feet; thence 88°19' right run 503.5 feet; thence 69°50' left run 329.1 feet; thence 69°50' right run 684.6 feet to the centerline of Butter and Eggs Road; thence 90°43' right run 7.1 feet along said road to the point of beginning; thence 12°37' right run 146.86 feet along the center of a gravel road and the point of ending.

BOOK 104 PAGE 02

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

1986 DEC -8 PM 3:14

Thomas H. [Signature]
JUDGE OF THE COURT

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

BOOK 124 PAGE 359

SCHEDULE A CONT'D:
LEGAL DESCRIPTION:

A parcel of land located in the SW 1/4 of NW 1/4, Section 4, Township 22 South, Range 1 West, Shelby County, Alabama, bounded on the West by the West boundary of said SW 1/4 of NW 1/4; on the South by the South boundary of said SW 1/4 of NW 1/4 and Kimberly-Clark Corporation property; on the East by a road with a 30-foot easement, Kimberly-Clark Corporation property and a road known as the Butter and Eggs Road; the East boundary being described by tangents of said road, where bounded by such, more specifically described as: Beginning at the SW corner of said SW 1/4 of NW 1/4, Section 4, Township 22 South, Range 1 West, run East along the South boundary of said SW 1/4 of NW 1/4 a distance of 869.2 feet; thence turn an angle of 90 degrees 00 minutes to the left; thence run North 105.0 feet; thence turn an angle of 90 degrees 00 minutes to the right; thence run East 140.6 feet to a point on the tangent of said 30-foot road; thence turn an angle of 29 degrees 47 minutes to the left; thence run 84.6 feet Northeast along tangent of said 30-foot road; thence turn an angle of 11 degrees 45 minutes to the left; thence run 199.2 feet along tangent of said 30-foot road; thence turn an angle of 86 degrees 38 minutes to the left; thence run 309.9 feet along tangent of said 30-foot road to a point on the tangent of said Butter and Eggs Road; thence turn an angle of 12 degrees 37 minutes to the left; thence run North 7.1 feet along tangent of said Butter and Eggs Road; thence turn an angle of 90 degrees 43 minutes to the left; thence run West 684.6 feet; thence turn an angle of 69 degrees 50 minutes to the left; thence run Southwest 329.1 feet; thence turn an angle of 69 degrees 50 minutes to the right; thence run West a distance of 503.5 feet to a point on the West boundary of said SW 1/4 of NW 1/4; thence turn an angle of 88 degrees 19 minutes to the left; thence run South 245.8 feet along the West boundary of said SW 1/4 of NW 1/4, to the point of beginning. Situated in Shelby County, Alabama.

LESS AND EXCEPT: Commence at the SW corner of the SW 1/4 of the NW 1/4 of Section 4, Township 22 South, Range 1 West; thence run North along the West line of said 1/4-1/4 for 245.8 feet; thence 88 degrees 19 minutes right run 503.5 feet; thence 69 degrees 50 minutes left run 329.1 feet; thence 69 degrees 50 minutes right run 384.6 feet to the point of beginning; thence continue last described course for 300.0 feet to the center line of Butter and Eggs Road; thence 90 degrees 43 minutes right run 7.1 feet along said road; thence 12 degrees 37 minutes right run 146.86 feet down the center line of a gravel road; thence 76 degrees 40 minutes right run 266.04 feet; thence 90 degrees 00 minutes right run 150.00 feet to the point of beginning. Situated in Shelby County, Alabama.

THIS ATTACHMENT IS BEING SIGNED FOR IDENTIFICATION PURPOSES TO BE INCLUDED IN THE DEED RECORDED IN BOOK 104 PAGE 01 IN SHELBY COUNTY, ALABAMA.

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

1987 APR 10 AM 10:36

Re-Recorded

By [Signature]
[Signature]

1. Recording Fee \$ 7.50
2. Indexing Fee 1.00
TOTAL 8.50

[Signature]
Charles D. Grant, Jr.
[Signature]
Janis R. Grant