

## WARRANTY DEED

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This instrument was prepared by  
Steven R. Sears, attorney,  
11 South Main Street, BX 4  
Montevallo, AL 35115+0004  
telephone: 665-1211  
without benefit of title evidence.

Please send tax notice to:

Micheal S. Allen  
Rt 4, BX 149  
Montevallo, AL 35115

State of Alabama)  
County of Shelby)

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

1987 SEP -1 PM 1:50

Rec'd tax 100  
2.50  
1.00  
4.50

Know all men by these presents that in consideration of a construction agreement and the mutual promises and covenants therein, to the undersigned grantor in hand paid by the grantee herein, the receipt whereof is acknowledged, I, Thomas L. Alison, Jr., of 832 Worcester Court, Birmingham, AL 35235, do grant, bargain, sell, and convey unto Micheal S. Allen, a married man of Rt 4, BX 149, Montevallo, AL 35115 (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 SW $\frac{1}{4}$  of the SE $\frac{1}{4}$  and the NW $\frac{1}{4}$  of the SE $\frac{1}{4}$  of §4, Twp 22S, R3W, Shelby County Alabama, more particularly described as follows: Commence at the SE corner of the SW $\frac{1}{4}$  of the SE $\frac{1}{4}$  of said §4; thence in a northerly direction along the E line of said  $\frac{1}{4}$ § a distance of 1009.9 feet to the point of beginning; thence continue along last described course, along said E line, a distance of 311.76 feet to the NE corner of said  $\frac{1}{4}$ §; thence 00°37'44" left in a northerly direction along the E line of the NW $\frac{1}{4}$  of the SE $\frac{1}{4}$  of said §4, a distance of 21.3 feet; thence 87°26'26" left, in a westerly direction a distance of 1299.32 feet to a point on the NE right of way line of Shelby County Highway 15, said point also being on a curve to the right, said curve having a radius of 5847.7 feet and a central angle of 1°19'26"; thence 94°21'44" left to tangent of said curve; thence along arc of said curve in a SE direction, along said right of way line, a distance of 135.1 feet to the end of said curve; thence continue in a SE direction along said right of way line a distance of 198.31 feet; thence 86°57'42" left, in an easterly direction, a distance of 1291.55 feet to the point of beginning.

The above described land forms no part of the homestead of the grantor.

To have and to hold to the said grantee, his heirs and assigns forever.

I, Thomas L. Alison, Jr., do for myself and for my heirs, executors, and administrators covenant with the said grantee, his heirs and assigns, that I am lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that I have a good right to sell and convey the same as aforesaid; that I will and my heirs, executors, and administrators shall warrant and defend the same to the said grantee, his heirs and assigns forever, against the lawful claims of all persons.

In witness whereof, I have set my hand and seal, this 17 June 1987.

Witness:

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