

This form furnished by:

227
Cahaba Title, Inc.

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This instrument was prepared by:

(Name) Courtney H. Mason, Jr.
(Address) P. O. Box 360187
Birmingham, Alabama 35236-0187

Send Tax Notice to:

(Name) Louise V. Hildebrand
(Address) 7207 Bridgelake Road
Clarkston, Michigan 48016

WARRANTY DEED

STATE OF ALABAMA
SHELBY

COUNTY }

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of ONE HUNDRED THOUSAND AND NO/100TH (\$100,000.00) DOLLARS

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we,

Jackie Travis Lee and wife, Sheila Dianne Lee
(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto

Louise V. Hildebrand
(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.

\$75,000.00 of the above-recited purchase price was paid from a mortgage loan closed simultaneously herewith.

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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 29th
day of August, 19 87

(Seal)

(Seal)

(Seal)

Jackie Travis Lee (Seal)
JACKIE TRAVIS LEE
Sheila Dianne Lee (Seal)
SHEILA DIANNE LEE (Seal)

STATE OF ALABAMA
SHELBY

County }

General Acknowledgment

I, THE UNDERSIGNED
in said State, hereby certify that

JACKIE TRAVIS LEE AND WIFE, SHEILA DIANNE LEE
a Notary Public in and for said County,

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 29TH day of AUGUST, 19 87

3/10/91

My Commission Expires:

Notary Public

Exhibit "A"

All that part of the East 1/2 of the NE 1/4 of Section 21, Township 20 South, Range 1 West, lying West of the following described line: Part of the East 1/2 of the NE 1/4 of Section 21, Township 20 South, Range 1 West, Huntsville Principal Meridian, being more particularly described as follows: Commence at the Northwest corner of the East 1/2 of Section 21, Township 20 South, Range 1 West, and run Southerly along the West line thereof 1700.68 feet; thence turn left 88 deg. 25 min. and run Easterly 660.00 feet to the point of beginning of a line of agreement between Carl H. Schultze and Rosemary Schultze and Jackie Travis Lee and Sheila Dianne Lee, said point being a 1 inch crimped pipe and a common corner between the Lee property (Deed Volume 273, page 806), and the Schultze Property (Real Volume 12 page 572); thence turn left 91 deg. 39 min. 12 sec. and run Northerly along a line which, when extended, will intersect the North line of said East 1/2 of NE 1/4 at a 3/4 inch capped pipe located 658.35 feet West of the Northeast corner of the East 1/2 of the NE 1/4 of said Section 21; run 756 feet, more or less, along this line to the intersection with the center line of a creek; thence turn right and run Northerly along said creek center line to the intersection with a line that is the extension of the last described course; thence turn left and run Northerly 100 feet, more or less, to the aforementioned 3/4 inch capped pipe and the end of said line of agreement; being situated in Shelby County, Alabama.

J. D. Lee

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

1997 SEP -2 AM 11:05

Thomas A. Cunningham
JUDGE OF PROBATE

1. Deed Tax	\$ <u>25.00</u>
2. Mtg. Tax	<u>5.00</u>
3. Recording Fee	<u>1.00</u>
4. Indexing Fee	<u>1.00</u>
TOTAL	<u>31.00</u>