## --- WARRANTY DEED

## STATE OF ALABAMA

COUNTY SHELBY

THIS INDENTURE, made this

day of

, between , 19 87

CAROLYN J. TITONE, married, and CHERYL J. HAWKINS, married hereinafter referred to as "Grantor," and

ADVANCE FOUNDATION, a corporation hereinafter referred to as "Grantee,"

## WITNESSETH:

Grantor, for and in consideration of the sum of

TEN AND NO/100-----

DOLLARS (\$ 10.00

in hand paid by Grantee, the receipt whereof is hereby acknowledged, and other consideration

hereby grants, bargains, sells and conveys unto Grantee, the following described real estate, to-wit:

A parcel of land situated in the Southwest Quarter of the Southwest Quarter of Section 15, Township 19 South, Range 2 West, Shelby County, Alabama, and being more particularly described as follows: Begin at the Southwest corner of the Southwest Quarter of the Southwest Quarter of Section 15, Township 19 South, Range 2 West, Shelby County, Alabama, and run North along the west line of said quarter-quarter secton for a distance of 380.00 feet; thence 49 degrees 12 minutes 20 seconds right and in a Northeasterly direction for a distance of 516.66 feet to the point of beginning; thence  $\widecheck{\infty}$  from said point of beginning 86 degrees 40 minutes 49 seconds Oright and in a Southeasterly direction for a distance of 472.13 feet to a point on the Northwesterly right-of-way line of Indian Crest Drive; thence left and run Northeasterly along the Northwest line of Indian Crest Drive to its intersection with the Southwest line of that certain deed in the Probate Office of Shelby County, Alabama, from Advance 4 Foundation to Marylin B. Warth, recorded in Book 245, page Foundation to marying b. material along the Southwest line of 433; thence deflect left and run along the Southwest line of the 433; thence deflect left to the said 245-433 tract 472.13 feet; thence deflect left to the point of beginning.

constitute the not property does described above homestead or residence of the Grantors. The

This instrument was prepared by: COPELAND & COPELAND, ATTCRNEYS 820 Chestnut Street Gadsden, Alabama 35901

GRANTEE ADDRESS

TO HAVE AND TO HOLD unto Grantee, and unto his heirs and assigns, forever. Grantor, subject to any aforesaid exceptions and reservations, for himself and for his heirs, executors and administrators, covenants with Grantee, his heirs and assigns, that he is lawfully seized in fee simple of said premises; that they are free from all encumbrances; that he has a good right to sell and convey the same as aforesaid; that he will, and his heirs, executors and administrators shall, warrant and defend the same to Grantee, his heirs and assigns forever, against the lawful claims of all persons. Whenever used, the singular number shall include the plural and the use of any gender shall be applicable to

IN WITNESS WHEREOF, Grantor has executed these presents on the day and date first above written.

(J., S.)

(L. S.)

## STATE OF ALABAMA COUNTY

I, the undersigned	, a Notary Public, in and for said County and
State, hereby certify that CAROLYN J. TITO	ONE, married, and CHERYL J. HAWKINS.
married	whose name s are
signed to the foregoing conveyance, and who being informed of the contents of the conveyance same bears date.  Given under my hand and official seal of official seal of other conveyances.	re known to me, acknowledged before me on this day that, they executed the same voluntarily, on the day the

STATE OF ALA. SHELBY CO.

I CERTIFY THIS
INSTRUMENT WAS FILED

1987 SEP -8 AH 11: 23

JUDGE OF PROBATE

1. Geed Tax :.50

2. Met. 1m:

J. Respective Fre S.00

4. Indexing Fee

POTAL

ADVANCE FOUNDATION,

corporation

THE STATE OF ALABAMA

ETOWAH COUNTY

CAROLYN J.

TITONE,

et

al

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BOOK 149 PAGE 890

TOTAL

Judge of Probate fee Index fee Cert. fee Deed tax Rec. fee

Office of JUDGE OF PROBATE

WARRANTY DEED

COPELAND & GADSDEN, ALABAMA 35901 820 CHESTNUT STREET ATTORNEYS AT LAW COPELAND