

This instrument was prepared by

TITLE OPINION ONLY

(Name) James C. Pino, Attorney

(Address) P. O. Box 766, Alabaster, AL 35007

Form 1-1-27 Rev. 1-86

WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama

STATE OF ALABAMA

SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of One Dollar and other good and valuable considerations

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, Millie Sullivan, Nick Martin, and Sheila Lang, being all of the heirs of Hazel Martin, deceased,

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

Sheila Lang

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

A PART OF THE N.E. $\frac{1}{4}$ OF THE S.W. $\frac{1}{4}$, SECTION 18, TOWNSHIP 20 SOUTH, RANGE 2 WEST, SHELBY COUNTY, ALABAMA described more particularly as follows: Commence at the Northwest corner of the Northeast quarter of the Southwest quarter of Section 18, Township 20 South, Range 2 West, Shelby County, Alabama and run thence N 89°-12'-15" E along the North line of said quarter-quarter a distance of 509.0' to the point of beginning of the property, being described, Thence continue along last described course and bearing a distance of 366.71' to a point, Thence run S 0°-53'-26" E a distance of 210' to a point, Thence run N 89°-12'-15" E a distance of 210' to a point, Thence run S 0°-53'-26" E a distance of 177' to a point, Thence run S 89°-06'-34" W a distance of 576.71' to a point, Thence run N 0°-53'-26" W a distance of 387.95' to the point of beginning, containing 4.12 acres and subject to all agreements of probated record or applications of applicable law.

There is an existing easement for ingress and egress to and from this parcel along the existing gravel driveway or road.

ATTENDANT PARCEL described as follows: Commence at the Northwest corner of the Northeast quarter of the Southwest quarter of Section 18, Township 20 South, Range 2 West, Shelby County, Alabama and run N 89°-12'-15" E along the North line of said quarter-quarter a distance of 875.71' to the point of beginning of the property, Attendant Parcel, being described, Thence continue along last described course and bearing a distance of 210' to a point, Thence run S 0°-53'-26" E a distance of 210' to a point, Thence run S 89°-12'-15" W a distance of 210' to a point, Thence run N 0°-53'-26" W a distance of 210' to the point of beginning, containing 1.01 acres.

Subject to all existing taxes, easements and restrictions of record.

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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 the said GRANTEES, 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 noted 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 GRANTEES, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, we have hereunto set OUR hands(s) and seal(s), this 17th day of August, 1987.

Doc. No. 150
Mfg. Tax
Recording Fee 2.50
Indexing Fee 2.00
TOTAL 5.00
STATE OF ALA. SHELBY CO. (Seal)
I CERTIFY THIS INSTRUMENT WAS FILED (Seal)
1987 SEP 10 AM 9:12 (Seal)

STATE OF ALABAMA

Shelby COUNTY

JUDGE OF PROBATE

General Acknowledgment

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Millie Sullivan, Nick Martin, Sheila Lang, being all of the heirs of Hazel Martin, deceased, whose name 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 17th day of August, A. D., 1987.

Patricia L. Loggins

Notary Public.

Millie Sullivan (Seal)
Millie Sullivan
Nick Martin (Seal)
Nick Martin
Sheila Lang (Seal)
Sheila Lang