

This instrument was prepared by

167 2726

GRANTEE'S ADDRESS:
Rt 1, Shelby, Al

HARRISON, CONWILL, HARRISON & JUSTICE
P. O. Box 557
Columbiana, Alabama 35051

WARRANTY DEED

STATE OF ALABAMA
SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Seventeen Thousand One Hundred Forty-Two and 84/100-----

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we,
Fannie J. Robinson, Lou J. Dawkins, Samantha Dorminey and Hugh M. Merrell
(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto
Thomas R. Edwards

(herein referred to as grantee, whether one or more), the following described real estate, situated in

Shelby County, Alabama, to-wit:

Our four-fourteenths (4/14/) interest in and to the following described real estate:

Commence at the Northeast corner of the SW $\frac{1}{4}$ of Section 1, Township 24 North, Range 15 East; thence proceed in a Southerly direction along the East boundary of said $\frac{1}{4}$ Section for a distance of 645.0 feet to a point; thence turn an angle of 17 degrees 14 minutes to the right and run 326.22 feet to the point of beginning of the parcel of land herein described, being a point on the South right-of-way line of a County Road; thence continue in the same direction for a distance of 514.68 feet to a point; thence turn an angle of 79 degrees 23 minutes to the left and run 281.79 feet to a point; thence turn an angle of 117 degrees 51 minutes to the left and run 103.1 feet to a point; thence turn an angle of 90 degrees 00 minutes to the left and run 40.0 feet to a point; thence turn an angle of 90 degrees 00 minutes to the right and proceed in a Northerly direction along the West boundary of a county road (Project A.P. 17) for 496.94 feet to a point, also being a point on the South right-of-way line of a county road (spur off Project A.P. 17); thence turn an angle of 67 degrees 46 minutes to the left and run along said South right-of-way line for 61.23 feet to the point of beginning. Said parcel of land is lying in the SW $\frac{1}{4}$ of Section 1, Township 24 North, Range 15 East, Shelby County, Alabama.

The above described property does not constitute any part of the grantors homestead.

SUBJECT to the rights reserved by Jean P. Merrell as shown by deed recorded in Deed Book 352, Page 916, Alabama.

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

88 FEB -2 PM 11:57

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

1987 APR 24 PM 2:56

TO HAVE AND TO HOLD unto 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 (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 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 24th day of April, 1987.

Fannie J. Robinson (SEAL) Samantha Dorminey (SEAL)
Lou J. Dawkins (SEAL) Hugh M. Merrell (SEAL)

STATE OF ALABAMA
SHELBY

COUNTY

General Acknowledgment

I, the undersigned in said State, hereby certify that Fannie J. Robinson, Lou J. Dawkins, Samantha Dorminey and Hugh M. Merrell
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 24th day of April, A.D. 1987.