

THIS INSTRUMENT WAS PREPARED BY:

Richard C. Shuleva, Attorney
P.O. Box 607
Pelham, AL 35124

SEND TAX NOTICE TO:

Mary E. Cox
Rt. 4, Box 1450-B
Alabaster, AL 35007

WARRANTY DEED

500.00

STATE OF ALABAMA)
COUNTY OF SHELBY)

KNOW ALL MEN BY THESE PRESENTS, That in consideration of

Ten Dollars (\$10.00) and other good and valuable consideration, to the undersigned grantor or grantors in hand paid by the GRANTEE herein, the receipt whereof is acknowledged, we,

Jerry W. Cox and wife, Dale Cox; Ronald W. Cox and wife, Myriam Cox,

(herein referred to as grantors) do grant, bargain, sell and convey unto,

Mary E. Cox, a married woman,

(herein referred to as GRANTEE, any and all interest we may own in a parcel of land situated in Shelby County, Alabama, described as follows:

A parcel of land containing 15.09 acres in the East-Half of the Northwest-Quarter (E.1/2-N.W.1/4) of Section 15, Township 21 South, Range 3 West, Shelby County Alabama, described as follows:

Commence at the Northeast corner of the N.W. 1/4 of said Section 15, thence run South along the East 1/4 line 80.79 feet to the South right-of-way of Shelby County Highway #26; thence turn right 93 deg. 26 min. 41 sec. and run West along said right-of-way 178.26 feet; thence turn left 93 deg. 08 min. 41 sec. and run South 349.94 feet to the point of beginning; thence continue last course 930.20 feet; thence turn left 89 deg. 17 min. 58 sec. and run East 184.67 feet; thence turn right 88 deg. 59 min. 58 sec. and run South 1318.25 feet to the Southeast corner of the N.W. 1/4 of said Section 15; thence turn right 91 deg. 18 min. 09 sec. and run West 183.12 feet; thence turn right 78 deg. 34 min. 48 sec. and run Northwest 1864.27 feet; thence turn right 23 deg. 37 min. 47 sec. and run Northeast 425.19 feet; thence turn right 76 deg. 47 min. 16 sec. and run East 231.44 feet to the point of beginning.

TOGETHER with the benefit and burden of a non-exclusive right-of-way; running with the land; for ingress, egress and utilities; 30 feet wide, 15 feet on each side of the following described centerline of an existing paved drive:

Commence at the Northeast corner of the N.W.1/4 of Section 15, Township 21 South, Range 3 West, Shelby County, Alabama; thence run South along the East 1/4 line 80.79 feet to a point on the South right-of-way of Shelby County Highway #26; thence turn right 93 deg. 26 min. 41 sec. and run West along said right-of-way 193.28 feet to the center of an existing paved drive and the point of beginning of said centerline; thence turn left 93 deg. 08 min. 41 sec. and run South 677.96 feet; thence turn right 14 deg. 31 min. 34 sec. and run Southwest 90.69 feet; thence turn right 18 deg. 25 min. 32 sec. and run Southwest 113.46 feet; thence turn right 19 deg. 27 min. 41 sec. and run Southwest 97.77 feet; thence turn right 52 deg. 51 min. 46 sec. and run Northwest 79.95 feet; thence turn left 40 deg. 01 min. 14 sec. and run Southwest 239.28 feet; thence turn left 11 deg. 46 min. 16 sec. and run Southwest 76.27 feet; thence turn left 24 deg. 37 min. 30 sec. and run Southwest 78.57 feet; thence turn left 32 deg. 38 min. 02 sec. and run South 64.72 feet; thence turn right 34 deg. 33 min. 13 sec. and run Southwest 63.96 feet; thence turn right 32 deg. 32 min. 07 sec. and run Southwest 61.63 feet to the end of said centerline.

ALSO: a parcel of land containing 1.17 acres in the N.E. 1/4 of the N.W. 1/4 of Section 15, Township 21 South, Range 3 West, Shelby County, Alabama, described as follows:

Commence at the Northeast corner of said 1/4-1/4 section; thence run South along the East 1/4-1/4 line 80.79 feet to a point on the South right-of-way of Shelby County Highway #26; thence turn right 93 deg. 26 min. 41 sec. and run West along said right-

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of-way 178.26 feet to the point of beginning; thence continue last course 385.22 feet; thence turn left 93 deg. 15 min. 27 sec. and run South 181.28 feet; thence turn left 90 deg. 21 min. 47 sec. and run East 204.81 feet; thence turn left 40 deg. 57 min. 44 sec. and run Northeast 239.41 feet to the point of beginning.

The legal description set out herein were furnished to preparer by the grantors herein without the benefit of title search.

TO HAVE AND TO HOLD to the said GRANTEE, her heirs and assigns forever.

And we do for ourselves and for our heirs, executors, and administrators, covenant with the said GRANTEE, her heirs and assigns, that we are lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that we have a good right to sell and convey the same as aforesaid; that we will and our heirs, executors and administrators shall warrant and defend the same to the GRANTEE, her heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, we have hereunto set our hands and seals this 31st day of March, 1988.

Jerry W. Cox
Jerry W. Cox

Dale Cox
Dale Cox

Ronald W. Cox
Ronald W. Cox

Myriam Cox
Myriam Cox

STATE OF ALABAMA)
COUNTY OF SHELBY)

I, the undersigned, a Notary Public, in and for said County, in said State, hereby certify that Jerry W. Cox and wife, Dale Cox and Ronald W. Cox and wife, Myriam Cox, whose names 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 31st day of March, 1988.

8/30/89
My Commission Expires

Lester D. Fry
Notary Public

68 APR -5 11:10:45

1. Deed Tax	\$ <u>50</u>
2. Mtg. Tax	<u> </u>
3. Recording Fee	<u>500</u>
4. Indexing Fee	<u>300</u>
TOTAL	<u>850</u>