

This instrument was prepared by:
 (Name) Mitchell A. Spears
 (Address) P. O. Box 91
Montevallo, Alabama 35115

Send Tax Notice to:
 (Name) Lesley P. Smitherman
 (Address) _____

CORPORATION FORM WARRANTY DEED

STATE OF ALABAMA

SHELBY COUNTY } **KNOW ALL MEN BY THESE PRESENTS,**

That in consideration of Twenty-One Thousand Twenty and 00/100 ----- DOLLARS

to the undersigned grantor, Merchants & Planters Bank, a corporation

(herein referred to as GRANTOR) in hand paid by the grantee herein, the receipt of which is hereby acknowledged, the said GRANTOR does by these presentes, grant, bargain, sell and convey unto Lesley P. Smitherman, an unmarried man and Nathaniel Harris, a married man (herein) referred to as GRANTEE, whether one or more), the following described real estate, situated in Shelby County, Alabama

See Exhibit "A" attached hereto and incorporated herewith, as though fully set out herein.

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TO HAVE AND TO HOLD, To the said GRANTEE, his, her or their heirs and assigns forever.

And said GRANTOR does for itself, its successors and assigns, covenant with said GRANTEE, his, her, or their heirs and assigns, that it is lawfully seized in fee simple of said premises, that they are free from all encumbrances, that it has a good right to sell and convey the same as aforesaid, and that it will, and its successors and assigns shall, warrant and defend the same to the said GRANTEE, his, her or their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR by its _____, President, who is authorized to execute this conveyance, hereto set its signature and seal,

this the 19th day of August, 1988

ATTEST:

Merchants & Planters Bank

Secretary

By James A. Kelly President

STATE OF ALABAMA
SHELBY County }

I, the undersigned authority hereby certify that James A. Kelly

a Notary Public in and for said County, in said State,

whose name as President of Merchants & Planters Bank, a corporation, is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day that, being informed of the contents of the conveyance, he, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation.

Given under my hand and official seal, this the 19th day of August

1988

Landra C. Hansen
 Notary Public

EXHIBIT "A"

A tract of land situated in the NW 1/4 of Section 12, Township 21 South Range 1 East, Shelby County, Alabama, more particularly described as follows: Commence at the Northwest corner of the NW 1/4 of Section 12, Township 21 South, Range 1 East, Shelby County, Alabama and run South along the West line of said Section 12 for a distance of 1323.76 feet to the Southwest corner of the NW 1/4 of the NW 1/4 of said Section 12; thence left 39 deg. 00 min. 13 sec. and run Southeasterly 33.16 feet to an iron pin and fence line intersection which is the accepted property corner and the point of beginning of herein described property; thence right 38 deg. 28 min. 43 sec. and run Southerly along old fence line for a distance of 1069.42 feet; thence left 87 deg. 59 min. 51 sec. and run Easterly along an existing old fence for a distance of 722.23 feet more or less to the Westerly right of way line of the proposed Alabama Highway No. 145; thence left 78 deg. 15 min. 26 sec. to chord (CALC.); and run Northeasterly 1149.74 feet more or less (CALC.); thence left 102 deg. 28 min. 24 sec. to chord (CALC.) and run Southwesterly for a distance of 483.0 feet, more or less, along an old fence line; thence right 0 deg. 33 min. and run Southwesterly and along said old fence line for a distance of 300.0 feet to an iron pin described in Deed 313, Page 559, Shelby County, Alabama; thence right 8 deg. 55 min. and run Westerly for a distance of 77.81 feet; thence right 8 deg. 37 min. 09 sec. and run Westerly 140.35 feet to the point of beginning. Being situated in Shelby County, Alabama.

SUBJECT TO:


Easement to Town of Wilsonville as shown by instrument recorded in Misc. Book 26 Page 440 in Probate Office.

Mineral and mining rights.

Subject to final order of condemnation as recorded in Probate Minute Book 39 Page 210 for Alabama Highway No. 145.

Mortgage from Grantees herein to Grantor in the sum of \$16,816.00, which is due to be executed by said Grantees subsequent to the date of this conveyance.

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 8/19/88
Merchants & Planters Bank
By: James A. Kelly,
Its President

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

88 AUG 26 PM 3:31


JUDGE OF PROBATE

1. Deed Tax \$ 4.50
2. Mtg. Tax —
3. Recording Fee 2.00
4. Indexing Fee 1.00
TOTAL 10.50