

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

Send Tax Notice to:

Calera Elks Lodge No 2703
P. O. Box 1098
Calera, AL 35040

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WARRANTY DEED

STATE OF ALABAMA)
SHELBY COUNTY) KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Eleven Thousand, Five Hundred Fifty and 00/100,
(\$11,550.00) DOLLARS to the undersigned grantor (whether one or more), in hand
paid by the grantee herein, the receipt whereof is acknowledged, I, Juanita M.
Mathis, formerly known as Juanita Martin and sole surviving heir of Dossie
Lonnie Martin, a/k/a Dorsey Martin, who deceased on or about June 15, 1967; and
Cora Lee Martin, who deceased on or about April 9, 1976, (a married woman),
(herein referred to as grantor, whether one or more), grant, bargain, sell and
convey unto Calera Lodge #2703 of the benevolent and protective order of Elks
of the United States of America (herein referred to as grantee, whether one or
more), the following described real estate, situated in Shelby County, Alabama,
to-wit:

A tract of land situated in the East 1/2 of Fractional Section 20, Township 22
South, Range 2 West, Shelby County, Alabama, more particularly described as
follows: Commence at the Southeast corner of Section 20, Township 22 South,
Range 2 West, Shelby County, Alabama and run North along the East line of said
1/4 1/4 Section for a distance of 755.27 feet; thence left 110 deg. 51 min. and
run Southwesterly 838.61 feet; thence right 90 deg. 18 min. 20 sec. and run
Northwesterly for a distance of 305.74 feet; thence right 2 deg. 18 min. 40
sec. and run Northwesterly 210.15 feet; thence right 7 deg. 16 min. 30 sec. and
run Northwesterly 202.0 feet; thence left 3 deg. 21 min. 20 sec. and run
Northwesterly 293.40 feet; thence right 108 deg. 08 min. 50 sec. and run
Easterly 49.97 feet to a point of beginning of herein described property, said
point of beginning being on the Easterly right of way line of a public road
known as Pilgreen Drive of 18th Street Extension; thence continue along last
described course and along the North line of Abex Property for a distance of
260.9 feet to an iron corner; thence left 90 deg. 00 min. and run Northerly and
along the Westerly line of Abex Property for a distance of 304.0 feet to an
iron corner; thence right 1 deg. 24 min. and run Northerly along the Westerly
line of Debra Markins property as described in Book 21 page 646 in the Probate
Office of Shelby County, Alabama, for a distance of 266.5 feet to a point of
intersection with the Southerly line of the Josie Louise Green property (old J.
L. Pilgreen Property) as witnessed by said Josie Louise Green, 22 July, 1988;
thence left 56 deg. 48 min. and run Northwesterly along said witnessed line for
a distance of 113.9 feet to a point of intersection with the Easterly right of
way line of said Pilgreen Drive; thence Southerly along said road right of way
line for a distance of 680.4 feet, more or less, to the point of beginning.

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SITUATED IN SHELBY COUNTY, ALABAMA.

The property herein conveyed is not the homestead of Grantor.

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 said grantee, his, her or 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 stated 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 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 5th day of December, 1988.

Juanita M. Mathis (Seal)

Juanita M. Mathis

STATE OF ALABAMA)
COUNTY OF SHELBY)

GENERAL ACKNOWLEDGMENT

I, the undersigned authority, a notary public, in and for said County in said State, hereby certify that Juanita M. Mathis whose name 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, she executed the same voluntarily on the day the same bears date.

Given under my hand this the 5th day of December, 1988.

R. G. Averill

Notary Public

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BOOK

STATE OF ALA. SHELBY
I CERTIFY THIS
INSTRUMENT WAS FILED

88 DEC -7 PM 1:47

Judge A. Johnson, Jr.
JUDGE OF PROBATE

1. Recording	\$ 12.00
2. Mfg. Fax	—
3. Recording Fee	<u>5.00</u>
4. Indexing Fee	<u>1.00</u>
TOTAL	<u>18.00</u>