

SEND TAX NOTICE TO:

(Name) Don R. Downing
(Address) 5814 Idle Forest Place
Tampa, Fla., 33614

499

This instrument was prepared by
(Name) Wallace, Ellis, Head & Fowler
(Address) Columbiana, Alabama 35051

Form 1-1-27 Rev. 1-66
WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama

STATE OF ALABAMA }
SHELBY COUNTY } KNOW ALL MEN BY THESE PRESENTS:

That in consideration of An Exchange of Easements and One Dollar (\$1.00)

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, Raymond E. Hargrave, a married man

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

(herein referred to as grantee, whether one or more), ~~his heirs and assigns forever~~
~~and to his heirs and assigns forever~~

A non-exclusive easement over and across the following described parcel, situated in Shelby County, Alabama, viz:

That part of the NW $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 24, Township 20 South, Range 4 West which lies Northwest of Shelby County Highway No. 93,

said easement to provide ingress and egress to and from other real estate of the grantee and said Shelby County Highway No. 93, it being understood that said easement hereby granted may be used by the grantee and by others for street and roadway purposes, and for the purpose of locating utility easements thereon, and further, that said parcel may be graded, paved, landscaped, or otherwise improved for such purposes.

The above described property constitutes no part of the homestead of grantor or his spouse.

- 1. Docu Tax 1.50
- 2. Mig Tax ...
- 3. Recording Fee 2.50
- 4. Indexing Fee 2.00
- TOTAL 5.00

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, I..... have hereunto set..... my..... hands(s) and seal(s), this 8th day of March, 1989...

STATE OF ALA. SHELBY CO.
I CERTIFY THIS INSTRUMENT WAS FILED
89 MAY -5 PH 3:42
Thomas G. [Signature]
JUDGE OF PROBATE

Raymond E. Hargrave (Seal)
(Raymond E. Hargrave) (Seal)

STATE OF ALABAMA }
SHELBY COUNTY } General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Raymond E. Hargrave 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 he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 8th day of March, A. D., 1989.
1857 Shades Crest Rd.
25911

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