

This instrument was prepared by Larry R. Newman, Attorney at Law
3021 Lorna Road, Suite 310
Birmingham, Alabama 35216

STATE OF ALABAMA)
SHELBY COUNTY)

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS: That for the purpose of correcting the legal description of a heretofore executed and delivered conveyance and for other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the undersigned Grantors, Robert Hodgens and wife, Ruby Hodgens; Marlin Hodgens and wife Linda Hodgens; and Louise Hodgens Tumlin, an unmarried woman (herein referred to as Grantors), do grant, bargain, sell and convey unto LOUISE HODGENS TUMLIN (herein referred to as Grantee), the following described real estate, situated in Shelby County, Alabama, to-wit:

Part of the Northwest Quarter of the Northeast Quarter of Section 1, Township 20 South, Range 2 West, being more particularly described as follows: Commence at the Northeast corner of the Northwest Quarter of the Northeast Quarter of Section 1, Township 20 South, Range 2 West, thence run West along the North line of said Quarter-Quarter Section for 986.59 feet to the point of beginning; thence continue West on the same course for 328.86 feet to a point, said point being the Northwest corner of said Quarter-Quarter section; thence 90 degrees 24 minutes left and run South along the West line of said Quarter-Quarter section for 1320.93 feet to the Southwest corner of said Quarter-Quarter section; thence 89 degrees 41 minutes 00 seconds left and run East along the South line of said Quarter-Quarter section 325.995 feet to a point; thence 90 degrees 11 minutes 32 seconds left and run Northerly for 1320.439 feet to the point of beginning.

There is reserved in favor of Grantees, their heirs, successors and assigns forever, a perpetual easement and right of way for ingress and egress over and along the West 20 feet of the above described property.

This deed is given for the purpose of correcting the legal description contained in that certain deed, dated April 27, 1973, and recorded in Deed Book 280, page 238, in the Office of the Judge of Probate of Shelby County, Alabama. The above Grantors are all of the Grantors of that deed except Nellie Hodgens who is now deceased.

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 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 stated 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 said 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 10th day of August, 1989.

Robert Hodgens (Seal)
Robert Hodgens

Ruby Hodgens (Seal)
Ruby Hodgens

Marlin Hodgens (Seal)
Marlin Hodgens

Linda Hodgens (Seal)
Linda Hodgens

Louise Hodgens Tumlin (Seal)
Louise Hodgens Tumlin

STATE OF ALABAMA)
SHELBY COUNTY)

I, the undersigned authority, a Notary Public, in and for said County in said State, hereby certify that ROBERT HODGENS 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 this the 10th day of August 1989.

Mary P. Mulkey
Notary Public

My Commission expires: 12/23-90

STATE OF ALABAMA)
SHELBY COUNTY)

I, the undersigned authority, a Notary Public, in and for said County in said State, hereby certify that RUBY HODGENS 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 10th day of August 1989.

Mary P. Mulkey
Notary Public

My Commission expires: 12/23-90

STATE OF ALABAMA)
SHELBY COUNTY)

I, the undersigned authority, a Notary Public, in and for said County in said State, hereby certify that MARLIN HODGENS 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 this the 10th day of August 1989.

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

89 AUG 31 AM 9:20

Corrected

STATE OF ALABAMA)
SHELBY COUNTY)

Thomas A. Snowden, Jr.
JUDGE OF PROBATE

Mary P. Mulkey
Notary Public

My Commission expires: 12/23-90

I, the undersigned authority, a Notary Public, in and for said County in said State, hereby certify that LINDA HODGENS 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 10th day of August 1989.

NO TAX COLLECTED
1. Deed Tax 0.00

2. Mig. Tax 0.00

3. Recording Fee 5.00

4. Indexing Fee 6.00

TOTAL

13.00

STATE OF ALABAMA)
SHELBY COUNTY)

Mary P. Mulkey
Notary Public

My Commission expires: 12/23-90

I, the undersigned authority, a Notary Public, in and for said County in said State, hereby certify that LOUISE HODGENS TUMLIN 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 10th day of August 1989.

Mary P. Mulkey
Notary Public

My Commission expires: Dec 23rd 1990