

This form furnished by:

1912
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This instrument was prepared by:

(Name) Joseph E. Walden
(Address) Walden & Walden
P. O. Box 1610
Alabaster, Alabama 35007

Send Tax Notice to:

(Name) Charles Bean
(Address) P. O. Box 1122 - HWY - 35
Pelham, Alabama 35124

WARRANTY DEED

STATE OF ALABAMA

SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One Thousand and 00/100s (\$1,000.00) Dollars

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we,
Gladys Martin, a married woman

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto
Charles Bean, a married man

(herein referred to as grantee, whether one or more), the following described real estate, situated in
Shelby County, Alabama, to-wit:

A parcel of land designated as Lot 1 of Paul and Lorene Bean, located in the S 1/2 of the N 1/2 of the SE 1/4 of the NW 1/4 of section 18, township 20 South Range 2 West in Shelby County, Alabama said parcel being more particularly as follows:

Beginning at the NW corner of the SE 1/4 of the NW 1/4 of Section 18, Township 20 Range 2 West and measuring south along the west boundary of said quarter section a distance 330.08 feet to an iron pin located on the north boundary of the S 1/2 of N 1/2 of the SE 1/4 of NW 1/4 of Section 18 Township 20 South Range 2 West; thence continue turning an angle of 90 deg. 08' 37 1/2" to the left and measure east along said north boundary a distance of 362.17 feet to an iron pin said pin being on the east line of the Fungo Hollow Road.

Beginning at the said point of beginning measure along the east boundary of the right of way of said Fungo Hollow Road 290.63 feet more or less to the north west corner of Lot 1 which is the beginning of the lot herein conveyed.

Commence at the northwest corner of lot one and run east along the south boundary a distance of 100 feet to the southeast corner of lot three, which is the point of Lot 4 herein conveyed; thence continue along the south line of Lot 1 a distance of 100 feet, turn left and run northerly 50 feet; thence turn left and run westerly a distance of 100 feet to the northeast of Lot 3; thence turn left and run south along the east boundary of Lot 3 to the point of beginning. Being located in the NW corner of Lot one and the south half of Lot 1 and in the lot of Lena Maye Bean, a single girl's lot.

This Deed prepared without benefit of survey or Title Abstract.

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 14th day of December 19 89

STATE OF ALABAMA
I CERTIFY THIS
INSTRUMENT WAS FILED

90 JAN 26 PM 1:47

STATE OF ALABAMA

Shelby

County

General Acknowledgment

I, Paula Pierce Laye
in said State, hereby certify that Gladys Martin

a Notary Public in and for said County,

whose name(s) is signed to the foregoing conveyance, and who is 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 and official seal, this 14th day of December 19 89