

This form furnished by:

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This instrument was prepared by:

(Name) Courtney H. Mason, Jr.
(Address) 100 Concourse Parkway, Suite 350
Birmingham, AL 35244

Send Tax Notice to:

(Name) Kathryn S. Mitchell
(Address) Route 1, Box 152
Vandiver, Alabama 35176**WARRANTY DEED****STATE OF ALABAMA**

SHELBY

COUNTY }

KNOW ALL MEN BY THESE PRESENTS,That in consideration of ONE HUNDRED SIXTEEN THOUSAND AND NO/100ths (\$116,000.00) - - - -DOLLARS.

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

H. Harry Cobb and wife, Martha B. Cobb

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

Kathryn S. Mitchell, a single individual

(herein referred to as grantee, whether one or more), the following described real estate, situated in

ShelbyCounty, Alabama, to-wit:

SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION.

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Subject to existing easements, restrictions, set-back lines, rights of way, limitations, if any, of record.

\$66,000.00 of the above-recited purchase price was paid from a mortgage loan closed simultaneously herewith.

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 1st
day of June, 19 90(Seal)
(Seal)
(Seal)(Seal)
H. Harry Cobb
Martha B. Cobb
(Seal)
(Seal)**STATE OF ALABAMA**

SHELBY

County }

General AcknowledgmentI, the undersigned a Notary Public in and for said County,
in said State, hereby certify that H. Harry Cobb and wife, Martha B. Cobbwhose name(s) are signed to the foregoing conveyance, and who are is known to me, acknowledged before me on this
day that, being informed of the contents of the conveyance, they executed the same voluntarily on the day the same bears date.Given under my hand and official seal, this 1st day of June, 19 90

EXHIBIT "A"

A portion of land situated in the NE 1/4 of the SW 1/4 of Section 11, Township 18 South, Range 1 East, and being more particularly described as follows: Begin at the Southwest corner of the NE 1/4 of the SW 1/4 of Section 11, Township 18 South, Range 1 East, Shelby County, AL; Thence run N. 1 deg. 05 min. 31 sec. East along the West line of said 1/4 1/4 section a distance of 560.0 feet; thence run S. 71 deg. 50 min. 57 sec. East a distance of 304.67 feet; thence run S 88 deg. 49 min. 20 sec. East a distance of 119.54 feet; Thence run South 12 deg. 53 min. 58 sec. West a distance of 210.0 feet; thence run South 89 deg. 19 min. 16 East a distance of 170.0 feet to the Westerly Right-of-Way line of Shelby County Highway #50; thence run South 9 deg. 22 min. 58 sec. West along said Right-of-Way line a distance of 119.50 feet; thence run North 86 min. 15 min. 19 sec. West a distance of 285.50 feet; thence run South 8 deg. 30 min 26 sec. West a distance of 158.43 feet to the intersection with the South line of said 1/4-1/4 section; thence run North 89 deg. 57 min. 28 sec. West along said South line a distance of 215.0 feet to the Point of Beginning.

ALSO, All that part of the NE 1/4 of the SW 1/4 of Section 11, Township 18 South, Range 1 East of the Huntsville Meridian, Shelby County, Alabama, more particularly described as follows: Beginning at the NW corner of the NE 1/4 of the SW 1/4 of Section 11; thence East along the North line of said 1/4 1/4 Section line 642.76 feet; thence 126 deg. 14 min. right 148.10 feet; thence 100 deg. 06 min. left 210.00 feet; thence 100 deg. 06 min right 330.24 feet; thence 94 deg. 37 min. 50 sec. left 252.62 feet to the Northwest margin of Highway No. 50; thence along said right of way line 79 deg. 02 min. right 48.07 feet; thence 13 deg. 43 min. right 30.00 feet; thence leaving said highway right of way line 55 deg. 05 min. 20 sec. right 305.08 feet; thence 74 deg. 27 min. 40 sec. left 208.58 feet; thence 88 deg. 30 min. 10 sec. right 304.67 feet to the West line of the NE 1/4 of the SW 1/4 of Section 11; thence 72 deg. 56 min. 28 sec. right along said line 769.72 feet to the point of beginning; being situated in Shelby County, Alabama. Mineral and mining rights excepted.

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

90 JUN -4 PM 4: 11

Thomas A. Snowling, Jr.
JUDGE OF PROBATE

1. Deed Tax	\$ 50.00
2. Mtg. Tax	\$
3. Recording Fee	\$ 5.00
4. Indexing Fee	\$ 3.00
5. N. Tax Fee	\$
6. Certified Fee	\$ 1.00
Total	\$ 59.00