

SEND TAX NOTICE TO:

(Name) Emmett W. Cloud
18 El Camino Real
(Address) Chelsea, Alabama 35043

This instrument was prepared by
(Name) Mike T. Atchison, Attorney
Post Office Box 822
(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 Sixty Thousand and no/100----- DOLLARS

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

John N. Mauter, a married man and John M. Mauter, a married man

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

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

SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION, INCORPORATED HEREIN BY REFERENCE.
Subject to taxes for 1990 and subsequent years.

All of the above recited purchase price was paid from a mortgage recorded simultaneously herewith.

THIS PROPERTY CONSTITUTES NO PART OF THE HOMESTEAD OF THE GRANTORS, OR OF THEIR RESPECTIVE SPOUSES.

BOOK 302 PAGE 181

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 GRANTEE, 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 GRANTEE, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, we have hereunto set our hands(s) and seal(s), this 25th day of July, 1990

.....(Seal)

John N. Mauter (Seal)
John N. Mauter

.....(Seal)

John M. Mauter (Seal)
John M. Mauter

.....(Seal)

STATE OF ALABAMA }
SHELBY COUNTY }

General Acknowledgment

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that John N. Mauter and John M. Mauter whose names are signed to the foregoing conveyance, and who are 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 25th day of July, A. D., 1990

EXHIBIT "A"
LEGAL DESCRIPTION:

All that part of the North 37.90 feet of the NW 1/4 of SE 1/4 of Section 33, Township 19 South, Range 1 East, lying East of the Harpersville-Narrows Dirt Road.

Also, commence at the NW corner of SW 1/4 of NE 1/4 of Section 33, Township 19 South, Range 1 East, and run East along the North line of said 40 acres 690 feet to the point of beginning; thence turn 90 degrees 53 minutes to the right and run 1042 feet, more or less, to the North line of the Harpersville-Narrows Dirt Road; thence along said North line of said road in a Southeasterly direction to the South line of said 40 acres; thence East along same 303.17 feet to the SE corner of said 40 acres; thence North along the East line of said 40 acres 1320 feet to the NE corner of said 40 acres; thence West 636.31 feet to the point of beginning. Situated in Shelby County, Alabama.

Said property being further and more accurately described as follows:

Part of the SW 1/4 of the NE 1/4 and the NW 1/4 of the SE 1/4 of Section 33, Township 19 South, Range 1 East, Shelby County, Alabama, being more particularly described as follows:

From the NE corner of said SW 1/4 of NE 1/4 of said Section 33, run in a Southerly direction along the East line of said 1/4-1/4 Section for a distance of 1299.95 feet to an existing iron pin; thence turn an angle to the right of 92 degrees 12 minutes 55 seconds and run in a Westerly direction for a distance of 345.36 feet to an existing iron pin being on the Northeast right-of-way line of Shelby County Highway #450 and being the point of beginning; thence turn an angle to the right of 180 degrees 00 minutes and run in an Easterly direction for a distance of 345.36 feet to an existing iron pin; thence turn an angle to the left of 92 degrees 12 minutes 55 seconds and run in a Northerly direction along the East line of said 1/4-1/4 Section for a distance of 1299.95 feet to the Northeast corner of said 1/4-1/4 Section; thence turn an angle to the left of 87 degrees 30 minutes 17 seconds and run in a Westerly direction along the North line of said 1/4-1/4 Section for a distance of 636.31 feet to an existing iron pin; thence turn an angle to the left of 89 degrees 07 minutes and run in a Southerly direction for a distance of 368.94 feet to an existing iron pin; thence turn an angle to the left of 2 degrees 58 minutes 27 seconds and run in a Southerly direction for a distance of 724.11 feet to an existing iron pin being on the Northeast right-of-way line of Shelby County Highway #450; thence turn an angle to the left and run in a Southeasterly direction along the arc of the curved road right-of-way line for Shelby County Highway #450 for a distance of 391.90 feet, more or less, to the point of beginning. Situated in Shelby County, Alabama.

BOOK 302 PAGE 182

NO EXHIBIT

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

90 JUL 26 AM 9:15

JUDGE OF PROBATE

1.		
2.		
3.		5.00
4.		3.00
5.		1.00
6.		1.00
Total		10.00