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This instrument was prepared by:

Thomas R. Roper
VEIGAS & COX, P.C.
Attorneys at Law
3000 Riverchase Galleria
Suite 490
Birmingham, Alabama 35244
(205) 985-3250

\$500.00

WARRANTY DEED

STATE OF ALABAMA)
COUNTY OF SHELBY) KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One and no/100 (\$1.00) Dollars, and other good and valuable consideration to the undersigned grantor, Roy Edward Dunaway as Administrator of the Estate of Hoyt Dunaway (herein referred to as GRANTOR) in hand paid by the grantee herein, the receipt of which is hereby acknowledged, the said GRANTOR does by these presents, grant, bargain, sell and convey into Roy Edward Dunaway (herein referred to as GRANTEE, whether one or more), the following described real estate, situated in Shelby County, Alabama to-wit:

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A parcel of land situated in the NE1/4 of NE1/4 of Section 13, Township 20 South, Range 3 West described as follows: Commence at the NE corner of said NE1/4 of NE1/4 of Section 13, Township 20 South, Range 3 West and run South 2 deg. 59' West a distance of 692.15 feet to point of beginning of the lot herein described and conveyed; thence continue along the last said course (being the East line of said Section 13) a distance of 401.39 feet to a point; thence run North 80 deg. 51' West a distance of 955.93 feet to a point; thence North 37 deg. 38' East 160.70 feet; thence North 38 deg. 57' East 191.54 feet; thence North 31 deg. 06' East 123.31 feet; thence North 35 deg. 10' East 167.25 feet to a point; thence run South 64 deg. 59' East 647.58 feet to point of beginning.

830 Hwy 33
Bham, AL
35121

SUBJECT to road right of way which runs across above
land.

SUBJECT to easements and restrictions of record.

This deed was prepared without the benefit of title
search.

TO HAVE AND TO HOLD, To the said GRANTEE, his, her or
their heirs and assigns forever.


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And said GRANTOR does for itself, as Administrator of
the Estate of Hoyt Dunaway, covenant with said GRANTEE, his,
her or their heirs and assigns, that it is lawfully seized
in fee simple of said premises, that they are free from all
encumbrances, that it has a good right to sell and convey
the same as aforesaid, and that it will, and its successors
and assigns shall, warrant and defend the same to the said
GRANTEE, his, her or their heirs, executors and assigns
forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR by its
Administrator who is authorized to execute this conveyance,
hereto set its signature and seal,

this the 31 day of August, 1990.

ATTEST:



BY: 
ROY EDWARD DUNAWAY
Administrator of the
Estate of Hoyt Dunaway

STATE OF ALABAMA)
)
COUNTY OF SHELBY)

I, the undersigned, a Notary Public, in and for said County in said State, hereby certify that Roy Edward Dunaway, whose name as Administrator of the Estate of Hoyt Dunaway, 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, in his capacity as such Administrator, executed the same voluntarily on the date the same bears date.

Given under my hand this the 31st day of August, 1990.

Leggy S. Whitson
NOTARY PUBLIC

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

90 SEP -5 PM 12: 57

Thomas A. Snowden, Jr.
JUDGE OF PROBATE

1. Doc Fee	\$ 1.50
2. Notary Fee	0
3. State Fee	7.50
4. County Fee	3.00
5. ...	0
6. ...	1.00
Total	\$ 12.00