

SEND TAX NOTICE TO:

(Name) James Hartsfield
Route 1 Box 84 - A
(Address) Columbiana, Ala. 35051

This instrument was prepared by
(Name) Phillip Hartsfield

(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 One Dollar & other good and valuable consideration

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, John S. Hartsfield, Phillip Hartsfield, Wylodene Hartsfield Davis, Kathryn Hartsfield, and Betty Hartsfield Carter, and James Hartsfield, being the next of kin and sole surviving heirs at law of A.J. and Audra Hartsfield, (herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto deceased

James Hartsfield

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

THE PROPERTY DESCRIBED AND SHOWN ON EXHIBIT "A" WHICH IS ATTACHED HERETO AND MADE A PART HEREOF AS FULLY AS IF SET OUT HEREIN.

BOOK 312 PAGE 114

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 GRANTEES, 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 GRANTEES, 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 19th day of June, 19 90.

John S. Hartsfield (Seal)
Phillip Hartsfield (Seal)
Wylodene Hartsfield Davis (Seal)

Kathryn Hartsfield (Seal)
Betty Hartsfield Carter (Seal)
James Hartsfield (Seal)

STATE OF ALABAMA

SHELBY COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that John S. Hartsfield, Phillip Hartsfield, Wylodene Hartsfield Davis, Kathryn Hartsfield, Betty Hartsfield Carter, and James Hartsfield, 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 19th day of June, A. D., 19 90.

Exhibit "A"

(Parcel for James Hartsfield)

Parcel on (new survey) Commence at the NW corner of NW 1/4 of NW 1/4 of Section 23, Township 20 South, Range 1 West, Shelby County, Alabama, and run thence N 5 deg. 20' 27" E a distance of 28.41 feet to a point; thence turn a deflection angle of 82 deg. 46' 23" right and run Easterly along an existing fence line a distance of 1,268.00 feet to the point of beginning of the property being described; thence continue along last described course a distance of 50.51 feet to a point at an existing fence corner; thence turn 90 deg. 39' 24" left and run Northerly along a fence line a distance of 579.17 feet to a point on the south margin of Vick Road; thence turn 97 deg. 16' 09" right and run Easterly along said margin of said road a distance of 207.30 feet to a point; thence turn 43 deg. 16' 25" left and continue along said margin of said road 96.27 feet to a point at the intersection of the right of ways of said Vick Road and Shelby County Highway No. 47 in a curve to the right; thence turn 90 deg. 20' 35" right to chord and run Southerly along the chord of said Highway No. 47 a chord distance of 427.18 feet to the P.T. or P.C. of said curve; thence turn a deflection angle of 10 deg. 32' 05" right to tangent and run Southwesterly along the Westerly right of way line of said Highway No. 47 a distance of 1,131.52 feet to a point in the centerline of the South Fork of Yellowleaf Creek; thence turn 40 deg. 25' 03" right and run along centerline of said creek 146.16 feet to a point; thence turn 48 deg. 05' 12" right and continue along centerline of creek 113.24 feet to a point; thence turn 15 deg. 41' 33" left and continue along centerline of said creek 160.83 feet to a point; thence turn 4 deg. 52' 23" left and run along centerline of creek 55.85 feet to a point; thence turn 117 deg. 04' 53" right and run 1,128.20 feet to the point of beginning, containing 12.79 acres.

According to surveys of Joseph E. Conn, Jr., Ala. Reg. No. 9049.

Subject to 10 foot easement over and along the North side of said Creek for ingress and egress to and from Highway 47.

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

90 OCT -1 AM 9:26

JUDGE OF PROBATE

1. Paid Tax	\$1.50
2. L.P. Fee	0
3. Recording Fee	\$5.00
4. Notary Fee	\$7.00
5. L.P. Fee	0
6. ()	\$1.00
Total	\$13.50

BOOK 312 PAGE 115