



JEFFERSON TITLE CORPORATION
P.O. Box 10481 • Birmingham, AL 35201 • (205) 328-8020

This instrument was prepared by

1045

(Name) Douglas Corretti

(Address) 1804 7th Avenue North, Birmingham, AL 35203

WARRANTY DEED

STATE OF ALABAMA

SHELBY COUNTY }

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of TEN and No/100 (\$10.00) Dollars and 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, **Melvin Humes, a married man; and Darryl H. Moorer, an unmarried man**

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

Darryl H. Moorer

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

Shelby County, Alabama, to-wit:

described in Exhibit "A" which is attached hereto and expressly incorporated herein by reference to the same extent as if same were set out herein.

SUBJECT TO:

1. Ad valorem taxes for the current year, 1992.
2. All restrictions, easements, covenants and right of ways of record, if any.
3. That certain Purchase Money Mortgage executed by Darryl H. Moorer and Melvin Humes to J. Price Pearson dated the 2nd day of October, 1991, recorded in Real 368, Page 902, in the Office of the Judge of Probate of Shelby County, Alabama.

NO PART OF THE PROPERTY CONVEYED HEREIN CONSTITUTES THE HOMESTEAD OF THE GRANTOR, MELVIN HUMES NOR HIS SPOUSE.

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 2nd day of October, 1991.

(SEAL) Melvin Humes (SEAL)
Melvin Humes

(SEAL) Darryl H. Moorer (SEAL)
Darryl H. Moorer

(SEAL) _____ (SEAL)

STATE OF ALABAMA
JEFFERSON COUNTY }

General Acknowledgment

I, the undersigned authority _____ a Notary Public in and for said County, in said State, hereby certify that **Darryl H. Moorer, an unmarried man; and Melvin Humes, a married man**

whose name(s) 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 2nd day of October, A.D. 19 91

E. Kay Wallace
Notary Public

BOOK 368 PAGE 900

EXHIBIT "A"

DESCRIPTION of MOORE 7.5 ACRE PARCEL

PARCEL 1

A parcel of land situated in a portion of the southeast quarter of the northwest quarter of Section 21, Township 18 South, Range 1 East, Shelby County, Alabama, according to the map and survey by Frank W. Wheeler, February, 8, 1991, being more particularly described as follows:

Commence at the southwest corner of the southeast quarter of the northwest quarter of Section 21, Township 18 South, Range 1 East, the point of beginning, thence run northerly for 312.0 feet to the south right of way line of a 60-foot wide easement on the north; thence run easterly along the south line of said easement on the north deflecting 92° 35' right for 970.0 feet; thence run southeasterly deflecting 58° 09' right for 282.28 feet to the north right-of-way line of County Road 43, the point of curve to the left; thence run southwesterly along said curve to the left having a central angle of 1° 33' 27", a radius of 3,310.76 feet for a curve distance of 90.00 feet to the south line of said quarter-quarter; thence run westerly deflecting 53° 02' right from the chord for 1,050.79 feet to the point of beginning, containing 7.5 acres.

TOGETHER WITH THE FOLLOWING DESCRIBED 60-FOOT WIDE EASEMENT

Commence at the southwest corner of the southeast quarter of the northwest quarter of Section 21, Township 18 South, Range 1 East, thence run northerly along the west line for 312 feet to the point of beginning, thence continue northerly for 60 feet; thence run easterly deflecting 92° 35' right for 935.46 feet; thence run southeasterly deflecting 58° 09' right for 70.57 feet; thence run westerly deflecting 121° 51' right for 970 feet to the point of beginning, containing 1.31 acres.

BOOK 368 PAGE 901

Don
MA

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

91 OCT 17 AM 10:24

JUDGE OF PROBATE

1. Deed Tax	\$ No Tax
2. Mtg. Tax	\$
3. Recording Fee	\$ 5.00
4. Indexing Fee	\$ 2.00
5. No Tax Fee	\$ 7.00
6. Certified Fee	\$ 1.00
Total	\$ 15.00