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This Instrument Prepared By:  
James F. Burford, III, Attorney at Law  
Suite 200, 100 Vestavia Office Park  
Birmingham, Alabama 35216

Send Tax Notice To:  
Applegate Realty, Inc.  
150 OLD NINE MILE RD.  
Birmingham, AL 35216

WARRANTY DEED

STATE OF ALABAMA )  
SHELBY COUNTY )

KNOW ALL MEN BY THESE PRESENTS: That in consideration of Thirty-Eight Thousand Fifty and No/100 Dollars (\$38,050.00) to the undersigned Grantor (whether one or more), in hand paid by the Grantee herein, the receipt whereof is acknowledged, I, IDA M. BISHOP, a married woman (herein referred to as Grantor, whether one or more), grant, bargain, sell and convey unto APPLGATE REALTY, INC. (herein referred to as Grantee, whether one or more), the following described real estate, situated in Shelby County, Alabama, to-wit:

SEE EXHIBIT "A" FOR LEGAL DESCRIPTION

\$30,800 of the consideration recited herein was derived from a purchase money mortgage executed simultaneously with the delivery of this deed.

The property conveyed herein is not the homestead of the Grantor.

TO HAVE AND TO HOLD to the said Grantee, its heirs and assigns forever.

And I do for myself and for my heirs, executors and administrators, covenant with said Grantee, its heirs and assigns, that I am lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise stated above; that I have a good right to sell and convey the same as aforesaid; that I will, and my heirs, executors and administrators shall warrant and defend the same to the said Grantee, its heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this 9 day of DECEMBER, 1991.

Ida M. Bishop (L.S.)  
Ida M. Bishop

STATE OF ALABAMA )  
JEFFERSON COUNTY )

I, Danna B. Linder, a Notary Public in and for said County, in said State, hereby certify that IDA M. BISHOP, a married woman, whose name 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 she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 9 day of DECEMBER, 1991.

Danna B. Linder  
Notary Public

MY COMMISSION EXPIRES MAY 16, 1994

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**EXHIBIT "A"**  
**DEED FROM BISHOP TO APPLGATE REALTY, INC.**

A parcel of land lying in the E 1/2 of NE 1/4 of Section 28, Township 19 South, Range 2 West, being more particularly described as follows: Commence at the SE corner of the NE 1/4 of Section 28, Township 19 South, Range 2 West, said corner being a found old iron; thence North 0 deg. 04 min. 22 sec. West, 553.53 feet to the centerline of Bishop Creek, said centerline being the point of beginning; thence continue along last described coourse, 636.55 feet to the centerline of Bishop Creek; thence South 72 deg. 59 min. 39 sec. West along centerline of Bishop Creek, 241.41 feet; thence South 0 deg. 04 min. 22 sec. East, 713.49 feet to the centerline of Bishop Creek; thence South 74 deg. 44 min. 15 sec. East along centerline of Bishop Creek 60.15 feet; thence North 53 deg. 43 min. 35 sec. East along centerline of Bishop Creek 145.44 feet; thence North 35 deg. 39 min. 11 Sec. East along centerline of Bishop Creek 99.17 feet to the point of beginning; being situated in Shelby County, Alabama.

A non exclusive right-of-way for ingress and egress in the NE 1/4 of Section 28, Township 19 South, Range 2 West, Shelby County, Alabama, described as follows:

Commence at the Northeast corner of said Section 28; thence run South along the East Section line 1395.9 feet to the point of beginning of said right of way; thence continue last course 40.0 feet to the center of Bishop Creek; thence turn right 69 deg. 53 min. and run Southwest 40.0 feet along said creek to the point oof a clockwise curve having a delta angle of 110 deg. 07 min. and a radius of 40.0 feet; thence run along the arc of said curve 76.88 feet to the point of beginning; being situated in Shelby County, Alabama.

SUBJECT TO: (1) Taxes due in the year 1992 and thereafter, (2) Transmission Line Permit(s) to Alabama Power Company as shown by instrument(s) recorded in Deed Book 101, Page 529; Deed Book 112, Page 510 and Deed Book 188, Page 529 in Probate Office, (3) Right(s)-of-Way(s) granted to Shelby County by instrument(s) recorded in Deed Book 135, Page 19 in Probate Office, (4) Less any part of subject property lying within Bishop Creek, (5) Flood rights, if any, of Bishop Creek, and (6) Rights of others to use of easement for ingress and egress, as set forth in hereinabove described legal description.

STATE OF ALABAMA  
 I CERTIFY THIS  
 INSTRUMENT WAS FILED

91 DEC 20 PM 12:43

JUDGE OF PROBATE

1. Deed Tax	\$ 7.50
2. Mig. Tax	\$
3. Recording Fee	\$ 5.00
4. Indexing Fee	\$ 3.00
5. No Tax Fee	\$
6. Certified Fee	\$ 1.00
<b>Total</b>	<b>\$ 16.50</b>

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