

This instrument was prepared by
(Name) Rebecca Sauls
(Address) Rt. 14, Box 26 B Glencoe, AL 35905

WARRANTY DEED

STATE OF ALABAMA }
...Shelby COUNTY } }

KNOW ALL MEN BY THESE PRESENTS:

\$500⁰⁰ Value

That in consideration of Ten dollars and other valuable considerations.

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

Henry L. Payne and wife, Betty L. Payne

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

Gregory L. Payne and wife, Anita Payne

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

Commence at the S.E. corner of Section 16, Township 21 South, Range 2 West, thence run North along the East line of section 16, 1451.17 feet, thence deflect 90 degrees to the left and run West 722.34 feet to the point of beginning, thence from point of beginning, continue West 265.0 feet, thence deflect 90 degrees to the right and run north along the west line of the east 3/4 of the N.E. $\frac{1}{4}$ of the S.E. $\frac{1}{4}$, 1231.15 feet to a point on the south line of county road #26, thence deflect 89 degrees, 09 minutes, 11 seconds to the right and run east along the south line of said road, 125.0 feet, thence deflect 84 degrees, 22 minutes 06 seconds to the right and run in a southeasterly direction 1240.93 feet to the point of beginning of the above described tract of land embracing a portion of the NE $\frac{1}{4}$ of the SE $\frac{1}{4}$ of Section 16, Township 21 South, Range 2 West, and containing 5.50 acres (more or less).

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

IN WITNESS WHEREOF, I have hereunto set my hands(s) and seal(s), this 26
day of March 1992

Henry L. Payne.....(Seal)
Betty A. Payne.....(Seal)
.....(Seal)

Henry L. Payne.....(Seal)
Betty L. Payne.....(Seal)

STATE OF ALABAMA }
Shelby COUNTY }

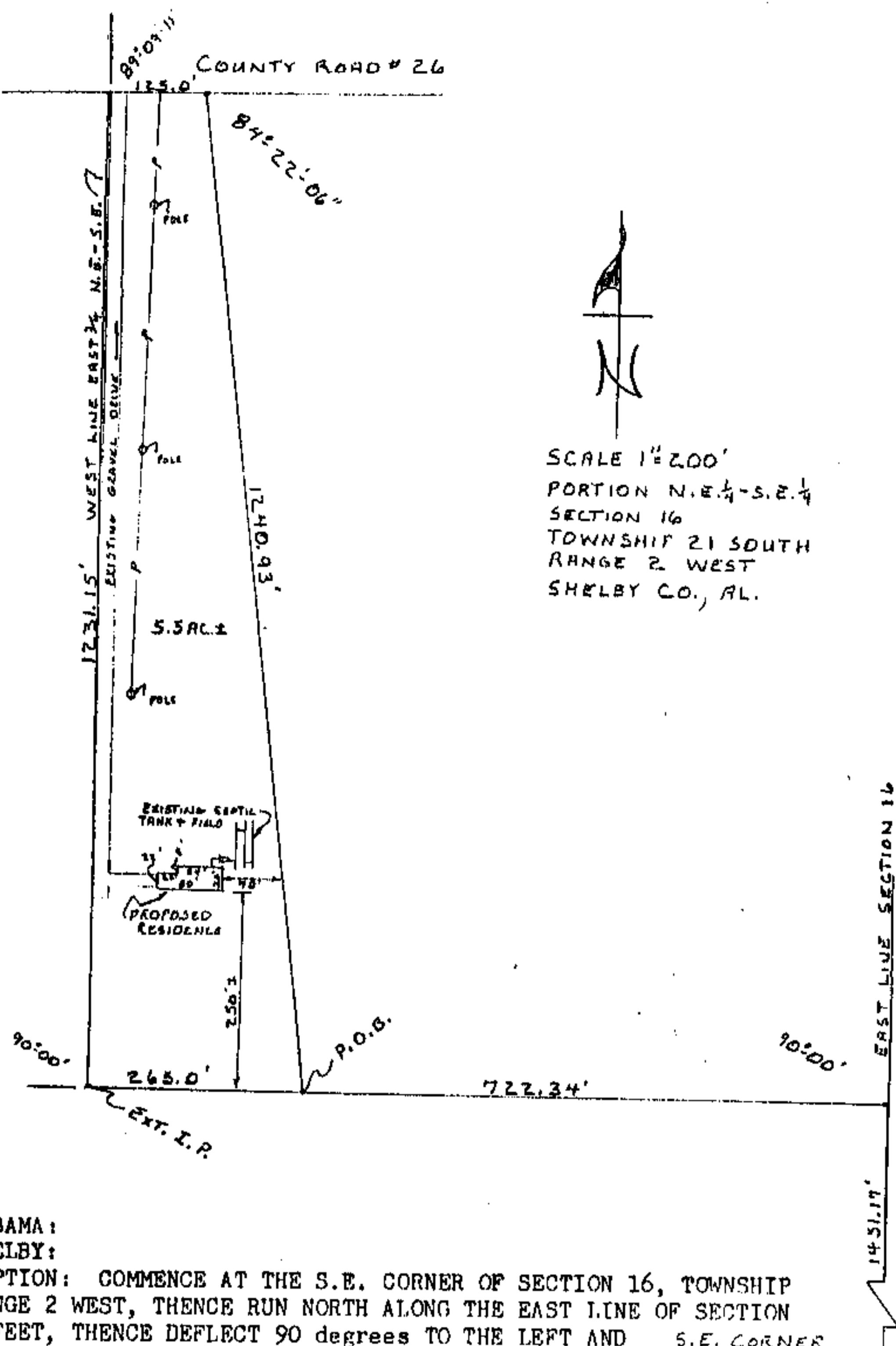
General Acknowledgment

I, Neal Lassie, a Notary Public in and for said County, in said State, hereby certify that Henry F. Payne & Betty L. Payne, whose name 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 April A.D. 1892.

..... A. D., 19
Paul Jossie
Notary Public

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STATE OF ALABAMA:
COUNTY OF SHELBY:

LEGAL DESCRIPTION: COMMENCE AT THE S.E. CORNER OF SECTION 16, TOWNSHIP 21 SOUTH, RANGE 2 WEST, THENCE RUN NORTH ALONG THE EAST LINE OF SECTION 16, 1451.17 FEET, THENCE DEFLECT 90 degrees TO THE LEFT AND RUN WEST 722.34 FEET TO THE POINT OF BEGINNING, THENCE FROM POINT OF BEGINNING, CONTINUE WEST 265.0 FEET, THENCE DEFLECT 90 degrees TO THE RIGHT AND RUN NORTH ALONG THE WEST LINE OF THE EAST 3/4 OF THE N.E. $\frac{1}{4}$ OF THE S.E. $\frac{1}{4}$, 1231.15 FEET TO A POINT ON THE SOUTH LINE OF COUNTY ROAD # 26, THENCE DEFLECT 89 degrees, 09 minutes, 11 seconds TO THE RIGHT AND RUN EAST ALONG THE SOUTH LINE OF SAID ROAD, 125.0 FEET, THENCE DEFLECT 84 degrees, 22 minutes, 06 seconds TO THE RIGHT AND RUN IN A SOUTHEASTERLY DIRECTION 1240.93 FEET TO THE POINT OF BEGINNING OF THE ABOVE DESCRIBED TRACT OF LAND EMBRACING A PORTION OF THE N.E. $\frac{1}{4}$ OF THE S.E. $\frac{1}{4}$ OF SECTION 16, TOWNSHIP 21 SOUTH, RANGE 2 WEST, AND CONTAINING 5.50 ACRES (MORE OR LESS).

I, FELTON E. WHITT, A REGISTERED LAND SURVEYOR IN THE STATE OF ALABAMA, HEREBY CERTIFY THAT THE FOREGOING MAP OR PLAT IS TRUE AND CORRECT AS SHOWN HEREINABOVE. THAT THERE ARE NO ENCROACHMENTS BY ADJOINING PROPERTIES, NO RIGHTS OF WAYS, EASEMENTS OR JOINT DRIVEWAYS ON OR ACROSS SAID LAND VISIBLE ON THE SURFACE. THAT THERE ARE NO ELECTRIC OR TELEPHONE (EXCEPT AS SHOWN ON THE ABOVE PLAT) THEREFOR INCLUDING: POLES, ANCHORS OR GUYS ON OR ACROSS SAID LAND VISIBLE ON THE SURFACE.

F.I.A. MAPS INDICATE SUBJECT LAND IS NOT SITUATED IN A FLOOD PRONE AREA.
ACCORDING TO MY SURVEY THIS THE 23rd DAY OF MARCH, 1992.

OREG & ANITA PAYNE

FELTON E. WHITT AIA. REG. #9988
LAND SURVEYOR

