

THIS INSTRUMENT PREPARED BY:
James J. Odom, Jr.
P. O. Box 11244
Birmingham, AL 35202

SEND TAX NOTICE TO:
Roy Martin Construction, Inc.
P. O. Box 9
Pelham, Alabama 35124

STATE OF ALABAMA)

COUNTY OF SHELBY)

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS THAT in consideration of Four Thousand, Seven Hundred, Fifty and No/100 Dollars (\$4,750.00), to the undersigned grantor, in hand paid by the grantee herein, the receipt whereof is hereby acknowledged, we, Marvin Burnett, a married man, and Roy L. Martin, a married man (referred to herein as Grantor), do hereby grant, bargain, sell and convey unto Roy Martin Construction, Inc. (herein referred to as Grantee), the following described real estate, situated in Shelby County, Alabama, to-wit:

SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION.

SUBJECT TO: (1) Current taxes; (2) Rights-of-way granted to Shelby County by instruments recorded in Deed Book 252, Pages 157 and 162, in said Probate Office; (3) Rights-of-way granted to Alabama Power Company by instrument recorded in Deed Book 220, Page 40, and Deed Book 217, at Page 100, in said Probate Office.

This property does not constitute the homestead of the Grantors herein.

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

And we do for ourselves and for our heirs and assigns, covenant with the said grantee, its successors and assigns, that we are lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that we have a good right to sell and convey the same as aforesaid; that we will and our heirs and assigns shall warrant and defend the same to the said grantee, its successors and assigns forever, against the lawful claims of all persons.

Inst # 1992-08780

05/19/1992-08780
10:10 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
003 MCD 16.50

IN WITNESS WHEREOF, we have hereunto set our hands and seals
this 14th day of May, 1992.

WITNESSES:

Marvin Burnett
Marvin Burnett
Roy L. Martin
Roy L. Martin

STATE OF ALABAMA)

COUNTY OF SHELBY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Marvin Burnett, a married man, and Roy L. Martin, a married man, 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 seal this 14th day of May, 1992.

Diana B. Faudner
NOTARY PUBLIC

My Commission Expires: MY COMMISSION EXPIRES MAY 19, 1994

Exhibit A

Parcel C

Commence at the SE corner of Southern Hills, Sector 4, as recorded in the Office of the Judge of Probate, Shelby County, Alabama, said corner also being the NE corner of the SE 1/4 of the SW 1/4 of Section 5, Township 22 South, Range 2 West; thence run North 88 deg. 14 min. 26 sec. West, along the boundary of said Southern Hills, 681.80 feet; thence run North 0 deg. 17 min. 09 sec. East along the boundary of said Southern Hills, 1347.85 feet to the point of beginning; thence continue along the last described course, 27.92 feet; thence run North 87 deg. 32 min. 45 sec. West along the boundary of said Southern Hills, 142.29 feet; thence run North 2 deg. 27 min. 15 sec. East, along the boundary of said Southern Hills, 171.25 feet to a point on the South right-of-way of County Road #22 (80 foot right-of-way); thence run South 72 deg. 54 min. 34 sec. West, along said right-of-way, 182.54 feet to a point, said point being the beginning of a curve to the right, said curve having a radius of 2940.18 feet and a central angle of 7 deg. 38 min. 30 sec., said curve being subtended by a chord which bears South 77 deg. 14 min. West, a distance of 391.83 feet; thence run Southwesterly along the arc of said curve and along said right-of-way, 392.12 feet, to a point on the West line of the SE 1/4 of the NW 1/4 of said Section 5; thence run South 0 deg. 46 min. 05 sec. East along the West line of said 1/4 1/4 Section, 64.92 feet to the SW corner of said 1/4 1/4 Section; thence run North 89 deg. 59 min. 50 sec. East, along the South line of said 1/4 1/4 Section 690.42 feet to the point of beginning; being situated in Shelby County, Alabama.

Parcel D

All that part of the SW 1/4 of the NW 1/4 of Section 5, Township 22 South, Range 2 West lying South of the South right-of-way line of Shelby County Road #22 (80 foot right of way); being situated in Shelby County, Alabama.

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