

WARRANTY DEED

THIS WARRANTY DEED executed this 23 day of SEPTEMBER 1992

by the first party, GLEN H YANCEY & BETTY ANN YANCEY

whose address is 2104 Marchfield Drive East, Mobile, Alabama 36693

to the second party, STAR ENTERPRISES (A TRUST) P. O. BOX 9721
MOBILE, AL 36691-0721

WITNESSETH, That the said first party, for good consideration and for the sum of \$10.00 paid by the said second party, the receipt whereof is hereby acknowledged, does hereby remise, release and transfer unto the said second party forever with warranty covenants, all the right, title, interest and claim which the said first party has in and to the following described parcel of land and improvements and appurtenances thereto in the County of Shelby, State of Alabama, to wit:

A part of lots 2 and 3 in the Survey of Storrs and Troy in the town of Montevallo, Alabama, described as follows:

Commence at the point where the Northeast right of way of North Boundary Street intersects the Southeast right of way of Main Street of State Highway #119, thence South 41 deg. 24' East along the Northeast right of way of North Boundary Street a distance of 150 feet to a point of beginning; thence North 49 deg. East parallel to the West line of Linnie P. Crowe lot; thence run Southeast and parallel with North Boundary Street to the Northwest margin of Island Street; thence run Southwest along the North west margin of Island Street to the intersection with Northeast line of North Boundary Street; thence run Northwesterly along the Northeast margin of North Boundary Street to the point of beginning. EXCEPTING that part sold to the City of Montevallo as described in Deed Book 230, page 655 and in Deed Book 231, page 56 in the Probate Office.

AND the first party hereby covenants with said second party that is lawfully seized of said land in fee simple: that it has good right and lawful authority to sell and convey said land: that is hereby fully warrants the title to said land and will defend the same against the adverse claims of all persons whomsoever, and said land is free of all encumbrances. IN WITNESS WHEREOF, the said first party has signed and sealed these present the day and year above written.

Signed, sealed and delivered in presence of:

Witness

Witness

State of Alabama

County of Shelby

Signed

Signed

1992

SS

Then personally appeared GLEN H YANCEY & BETTY ANN YANCEY to me known to be the persons described in and who executed the foregoing instrument and acknowledged before me that Glen H Yancey and Betty Ann Yancey executed the same.

Inst # 1992-27651

Duane Smith
Notary Public
My Commissions Expires

MY COMMISSION EXPIRES AUGUST 19, 1996

11/20/1992-27651
09:26 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 MCB 7.00