

STATUTORY WARRANTY DEED

STATE OF ALABAMA)

5000.00

COUNTY OF SHELBY)

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of One Hundred Dollars (\$100.00) and other good and valuable consideration, to the undersigned grantor, Rosemary T. Collins, in hand paid by C. Beaty Hanna and Brooks Yeilding, the receipt whereof is hereby acknowledged, the said grantor, does hereby grant, bargain, sell and convey a 1/6 undivided interest to C. Beaty Hanna, and a 5/6 undivided interest to Brooks Yeilding, a/k/a Frank Brooks Yeilding, III, in and to the following described real estate, situated in Shelby County, Alabama, to-wit:

A part of the NW $\frac{1}{4}$ of SW $\frac{1}{4}$, Section 23, Township 19, Range 1 East, described as follows: Commencing at the Northeast corner of said forty and run South 86°30' West 334.0 feet to point of beginning of tract herein described; thence run South 13°30' East a distance of 770.0 feet; thence run South 74° West 306.0 feet to a point; thence run South 24° East 468.7 feet to the North right of way line of Florida Short Route Highway; thence in a Southwesterly direction along said highway right of way to the South line of said forty; thence West along South line of said forty to Southwest corner; thence North along the West line of said forty to the Northwest corner; thence East along the North line of said forty to point of beginning; subject to easement of Plantation Pipe Line Company;

Also a part of the SW $\frac{1}{4}$ of SW $\frac{1}{4}$, Section 23, Township 19, Range 1 East, described as follows: Commencing at the Northwest corner of said forty and run East along said forty line 630 feet to point of beginning of the land herein described; thence run South to the North right of way line of Florida Short Route Highway; thence run in a Northeasterly direction along said highway right of way to North line of said forty; thence run West along the North line of said forty a point of beginning.

The above described parcel constitutes and is one and the same as that acquired by the grantor from the Probate Judge of Shelby County, Alabama, by Tax Deed dated May 20, 1991, and recorded in Tax Deed Book 28, page 168, Probate Records of Shelby County, Alabama.

The above described parcel does not constitute the homestead of the grantor.

TO HAVE AND TO HOLD, the said described property unto C. Beaty Hanna, a 1/6 undivided interest, and unto Brooks Yeilding, a/k/a Frank Brooks Yeilding, III, a 5/6 undivided interest, their heirs and assigns forever.

IN WITNESS WHEREOF, the undersigned grantor has hereunto set her hand and seal on this the 31 day of Dec, 1992

Rosemary T Collins
Rosemary T Collins

Inst # 1993-00549

01/07/1993-00549
10:46 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 MCD \$4.00

Inst # 1993-00549

STATE OF ALABAMA)
)
JEFFERSON COUNTY)

I, the undersigned authority, a Notary Public, in and for said County and State, hereby certify that Rosemary T. Collins, whose name is signed to the foregoing Statutory Warranty Deed, and who is known to me, acknowledged before me on this day, that, being informed of the contents of the deed, she executed the same voluntarily on the day the same bears date.

Given under my hand and seal, this 31 day of December, 1999.


Notary Public
My Commission Expires: 3-11-96

Inst # 1993-00549

THIS INSTRUMENT PREPARED BY:
W. S. Pritchard, Jr.
Pritchard, McCall & Jones
800 Financial Center
505 North 20th Street
Birmingham, Alabama 35203

01/07/1993-00549
10:46 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 MCD 14.00