

This instrument was prepared by

(Name) S. W. Smyer, Jr.

(Address) 2118 First Avenue North, Birmingham, Alabama 35203

Form 1-1-27 Rev. 1-66

WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama

STATE OF ALABAMA

Shelby

COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of One Hundred Dollars

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

S. W. Smyer, Jr.

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

Charles H. Peay, Jr.

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

That part of the East 1/2 of Section 24, Township 18 South, Range 1 West described as follows: Begin at a point on the north line of Lot 16 according to survey of Mountain View Lake Co. survey as recorded in Map Book 3, Page 135 in the office of Judge of Probate of Shelby County, Alabama where said north line intersects a line which runs parallel with and 20 feet south of the centerline of a traveled paved road affording access to said Lot 16, thence run in a northeasterly direction along said line lying 20 feet southeast of the center line of said road a distance of approximately 460 feet to the intersection of said line with a line lying 20 feet southwest of the center line of another traveled paved road (sometimes known as Smyer Lake Road), thence run in a southeasterly direction along said line a distance of approximately 443 feet to its intersection with a line lying 50 feet northwest from the centerline of the Spillway of Great Pine Lake (Smyer Lake), thence run in a southwesterly direction along said intersected line a distance of approximately 640 feet to its intersection with the East line of said Lot 16, thence in a northerly direction along the East line of said Lot 16 to its northeast corner, thence run westerly along the north line of said Lot 16 to the point of beginning.

The property conveyed herein does not nor has ever constituted a part of the homestead of the grantor.

Subject to easements for utilities.

Inst # 1993-09398

04/07/1993-09398
12:10 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 MCD 16.50

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 GRANTEES, 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 GRANTEES, 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 21 day of February, 1993.

(Seal)

S. W. Smyer, Jr.

(Seal)

(Seal)

(Seal)

(Seal)

(Seal)

STATE OF ALABAMA

Jefferson

COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that S. W. Smyer, Jr., whose name 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 he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 21 day of February, A. D., 1993.

4409 Old Bevo * Run
B'ham, AL
35243

MY COMMISSION EXPIRES OCTOBER 12, 1994

Notary Public.