

Send Tax Notice To:

David Warren Bailey
2120 Aaron Road
Helena, Alabama 35080

STATE OF ALABAMA)

SHELBY COUNTY)

WARRANTY DEED

THIS IS A WARRANTY DEED executed and delivered this 27 day of May, 1993 by Virginia Anderson Bailey, an unmarried woman, (hereinafter referred to as the "Grantor"), to Reba Carol Caldwell, Lois Sherrell Benson, Howard Neil Bailey and David Warren Bailey, (hereinafter referred to as the "Grantees").

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of the sum of Two Thousand and No/100 Dollars (\$2,000.00) in hand paid by Grantees to Grantor and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged by Grantor, the Grantor does by these presents, GRANT, BARGAIN, SELL and CONVEY unto the Grantee, its successors and assigns, the following described real estate, situated in Shelby County, Alabama, to-wit:

All that part of the following described property that lies west of Highway #119:

Begin at the southwest corner of NE 1/4 of SW 1/4 of Section 13, Township 19, Range 2 West and run north along said forty acre line, 165 feet, thence east and parallel with the south line of said forty acres, 1320 feet more or less to the east line of said forty acres; thence along same, south 165 feet to the southeast corner of said forty acres; thence west along the south line of said forty acres, 1320 feet back to the point of beginning; being situated in Shelby County, Alabama.

This conveyance is subject to the following:

1. 1991 Ad Valorem tax ID: 58-10-6-13-0-001-023;
2. Transmission Line Permit(s) to Alabama Power Company as shown by instrument(s) recorded in Deed 106 page 310 and Deed 119 page 48 in Probate Office;
3. Right(s)-of-Way(s) granted to Shelby County by instrument(s) recorded in Deed 135 page 34 in Probate Office; and
4. Right(s)-of-Way(s) granted to Department of Conservation by instrument(s) recorded in Deed 174 pages 440 and 442 in Probate Office.

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

And the Grantor for itself and for its successors and assigns, covenant with the said Grantee, its successors and assigns, that the Grantor is lawfully seized in fee simple of said premises; that said premises are free from all encumbrances, unless otherwise noted above; that the Grantor has a good right to sell and convey the same as aforesaid; and that the Grantor, its successors and assigns, shall warrant and defend said premises to the Grantee, its successors and assigns, forever against the lawful claims of all persons.

06/01/1993-15689
02:11 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 NCD 13.00

Inst # 1993-15689

IN WITNESS WHEREOF, Virginia Anderson Bailey has caused this
Warranty Deed to be executed this 27 day of May,
1993

By: Virginia Anderson Bailey
Virginia Anderson Bailey

STATE OF ALABAMA)

SHELBY COUNTY)

I, the undersigned, a Notary Public in and for said County in
said State, hereby certify that Virginia Anderson Bailey, whose
name is 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 she executed the same voluntarily on the
day the same bears date.

Given under my hand and official seal this 27th day of May, 1993.

Shirley J. Duce
Notary Public

My Commission Expires: 9/1/1996

Inst # 1993-15689

06/01/1993-15689
02:11 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 MCD 13.00