

## SEND TAX NOTICE TO:

(Name) Eugene Allen  
 1971 Highway 57  
 (Address) Vincent, AL 35178

This instrument was prepared by

(Name) WALLACE, ELLIS, FOWLER & HEAD, ATTORNEYS AT LAW Inst # 1993-20299  
 (Address) COLUMBIANA, ALABAMA 35051

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

07/12/1993-20239  
 32:06 PM CERTIFIED  
 SHELBY COUNTY JUDGE OF PROBATE  
 001 MCD 9.00

That in consideration of ONE AND NO/100 (\$1.00) AND OTHER GOOD & VALUABLE CONSIDERATIONS

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

Terry Troy Allen, a married man

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

Eugene Allen

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

A parcel of land containing 5.00 acres, more or less, located in the SW-1/4 of Section 23, Township 18 South, Range 2 East, Shelby County, Alabama, described as follows: Commence at the SW corner of said Section 23; (The South line of said Section 23 has an East reference bearing); thence run N 42 deg. 33' 41" E a distance of 853.90 feet to the point of beginning; thence continue last course a distance of 294.51 feet; thence East a distance of 94.85 feet to the centerline of Shelby County Highway #57; thence run Northeasterly along said centerline the following bearings and distances; N 26 deg. 14' 51" E a distance of 76.04 feet; N 32 deg. 38' 46" E a distance of 66.54 feet; N 37 deg. 22' 42" E a distance of 91.62 feet; N 41 deg. 10' 09" E a distance of 320.73 feet; thence run S 87 deg. 17' 57" W leaving the road a distance of 467.00 feet; thence run S 33 deg. 06' 05" W a distance of 585.31 feet; thence run S 47 deg. 26' 19" E a distance of 211.53 feet to the point of beginning. Less and except that part lying within the public right-of-way. There exists a 20 foot easement for the purpose of ingress, egress, and utilities across the South portion of the above described parcel.

The property hereinabove described and conveyed does not constitute any part of the homestead of the grantor or his spouse.

TO HAVE AND TO HOLD to the said grantees, 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 GRANTEEES, 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 GRANTEEES, 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 day of 19 93.

(Seal)

*Terry Troy Allen*

(Seal)

(Seal)

(Seal)

(Seal)

(Seal)

STATE OF ALABAMA }  
 SHELBY COUNTY }

General Acknowledgment

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Terry Troy Allen, a married man 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 he G. FAYE executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 15<sup>th</sup> day of June, State of Alabama, A. D., 1993.

*My Commission Expires 8-14-94*

Notary Public