

THIS INSTRUMENT WAS PREPARED BY:

William J. Sullivan, Jr.
Sadler, Sullivan, Herring & Sharp, P.C.
SouthTrust Tower, Suite 2500
420-20th Street North
Birmingham, Alabama 35203

Inst # 1993-20255

STATE OF ALABAMA)

WARRANTY DEED

SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of One Hundred, Thirty-Five Thousand and 00/100 (\$135,000.00) DOLLARS, paid by Raymond J. Boland, Bishop of Birmingham in Alabama, a corporation sole (hereinafter referred to as "GRANTEE"), to Edward C. Tyndal and Martha T. Tyndal (herein referred to as "GRANTORS"), the receipt and sufficiency of all of which sum is hereby acknowledged, the said GRANTORS do by these presents, grant, bargain, sell and convey unto the said GRANTEE the following described real estate, situated in Shelby County, Alabama:

A portion of the NE $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Section 4,
Township 20 South, Range 1 West, described as follows:

Commence at the NW corner of the NE $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Section 4, Township 20 South, Range 1 West; thence run South 0° 00' 00" East 330.25 feet along the West line of said $\frac{1}{4}$ - $\frac{1}{4}$ section to the Point of Beginning; thence continue South along the West line of said $\frac{1}{4}$ - $\frac{1}{4}$ section 994.34 feet to the SW corner of said $\frac{1}{4}$ - $\frac{1}{4}$ section; thence North 89° 18' 17" East along the South line of said $\frac{1}{4}$ - $\frac{1}{4}$ section 511.34 feet; thence run North 0° 12' 11" West a distance of 528.09 feet; thence run North 89° 16' 54" East a distance of 764.29 feet to a point on the westerly right-of-way line of Shelby County Road No. 39; thence run North 24° 07' 31" West, along said right-of-way line, a distance of 326.27 feet; thence run North 23° 26' 00" West, along said right-of-way line, a distance of 183.01 feet; thence run South 89° 11' 00" West a distance of 1067.63 feet to a point on the West line of said $\frac{1}{4}$ - $\frac{1}{4}$ section, being the Point of Beginning. Consisting of approximately 18.74 acres, more or less.

SUBJECT TO:

- (1) Grantors retain the right to harvest and sell selected timber from said land and to retain the sale proceeds therefrom. All such harvesting and removal of timber shall be done in a reasonable manner and shall be complete no later than the 8th day of July, 1994.
- (2) Ad valorem taxes that will become due and payable on October 1, 1993.
- (3) Minerals and mining rights, and other rights, privileges and immunities reserved in Deed 73, page 595; Deed 45, page 60; and Deed Book 13, page 16, in the Shelby County, Alabama Probate Office.
- (4) Transmission line permits to Alabama Power Company, as recorded in: Deed 102, page 160; Deed 126, page 293; Deed 106, page 521; Deed 126, page 90; Deed 163, page 428; Deed 220, page 348; Deed Book 163, page 429; Deed Book 135, page 429, in the Shelby County, Alabama Probate Office.

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TO HAVE AND TO HOLD, to the said Grantee, his successors and assigns forever.

And said GRANTORS do for themselves, and for their heirs, successors, and assigns, covenant with said GRANTEE, his successors and assigns; that the GRANTORS are lawfully seized in fee simple of said premises; that they are free from all encumbrances; that the GRANTORS have a good right to sell and convey the same as aforesaid; and that they will, and their heirs, successors, and assigns shall, warrant and defend the same to the said GRANTEE, his successors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, said GRANTORS, Edward C. Tyndal and Martha T. Tyndal, have hereunto set their signatures and seals hereto on this the 9th day of July, 1993.

Edward C. Tyndal
Edward C. Tyndal

Martha T. Tyndal
Martha T. Tyndal

STATE OF ALABAMA)
JEFFERSON COUNTY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Edward C. Tyndal and Martha T. Tyndal, whose names are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day that, being informed of the contents of the conveyance, they executed the same voluntarily on the day same bears date.

Given under my hand and official seal, this the 9th day of July, 1993.

W. J. Sullivan Jr.
NOTARY PUBLIC
My Commission Expires: 6-1-94
(SEAL)

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