

This instrument was prepared by

(Name) HOLLIMAN, SHOCKLEY & KELLY, ATTORNEYS  
3821 Lorna Road, Suite 110  
(Address) Birmingham, Alabama 35244

Send Tax Notice To:

MARY W. HILLIS  
name 941 Shelby County  
Hwy. 107, Montevallo, AL.  
address 35115

WARRANTY DEED-

STATE OF ALABAMA  
SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of ONE HUNDRED TWENTY-ONE THOUSAND AND NO/100 (\$121,000.00)  
DOLLARS

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

DEREK A. HARDEN and wife, PAMELA H. HARDEN

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

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

SEE EXHIBIT "A" attached hereto and made a part hereof as if set forth  
in full herein for the complete legal description of the property  
being conveyed by this instrument.

SUBJECT TO: (1) Taxes for the year 1993 and subsequent years.  
(2) Easements, restrictions, reservations, rights-of-way, limitations,  
covenants and conditions of record, if any. (3) Mineral and mining  
rights, if any.

\$ 114950.00 of the purchase price of the property being conveyed  
herein has been paid by the proceeds of a first mortgage loan  
executed and recorded simultaneously herewith.

Inst # 1993-26166

08/30/1993-26166  
02:01 PM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
DOE HCD 17.50

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, we have hereunto set our hands(s) and seal(s), this 23rd  
day of August, 1993.

(Seal)

(Seal)

(Seal)

DEREK A. HARDEN

PAMELA H. HARDEN

(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 DEREK A. HARDEN and wife, PAMELA H. HARDEN  
whose name s 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 the same bears date.

Given under my hand and official seal this 23rd day of August, A. D. 19 93

My Commission Expires: 11-25-95

Notary Public

EXHIBIT "A"

Commence at the NW corner of said 1/4-1/4 section, thence run south along the west 1/4-1/4 line 762.17 feet; thence turn left 87 deg. 12 min. 22 sec. and run east 893.63 feet to the point of beginning; being continued last course 393.82 feet to a point on the west right of way of Shelby County Highway No. 107; thence turn left 92 deg. 07 min. 35 sec. and run north along said right of way 82.25 feet; thence turn left 01 deg. 01 min. 39 sec. and continue along said right of way 217.38 feet; thence turn left 90 deg. 37 min. 22 sec. and run west 393.00 feet; thence turn left 89 deg. 01 min. 01 sec. and run south 273.68 feet to the point of beginning; being situated in Shelby County, Alabama. The North 30 feet of the above described parcel is hereby reserved as an easement, to run with the land for ingress, egress and utilities.

RECORDED  
INDEXED  
OFFICE OF THE  
CLERK OF THE  
COURT  
SHELBY COUNTY, ALABAMA  
AUG 30 1993  
JAMES A. HODGSON, CLERK

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