

2000⁰⁰

WARRANTY DEED

STATE OF ALABAMA

Shelby

COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of One and no/100 dollars

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

James Paul Tate and wife, Gloria Tate

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

Dawn Tate Hoagland

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

A parcel of land situated in the Southeast Corner of the Northwest Quarter of the SE $\frac{1}{4}$ of Section 20 Township 19 South Range 2 East, thence run North 89 deg. 02 min. 26 sec. West along the south boundary line of said Quarter - quarter section for 97.93 feet : thence run North 12 deg. 29 min. 29 sec. West for 627.11 feet to the point of beginning : thence continue along last said course for 444.26 feet to the south right of way line of Shelby County Road No. 62 thence run South 54 deg. 58 min. 38 sec. West along said road right of way for 98.95 feet : thence run South 53 deg. 47 min. 50 sec. West along said road right of way for 99.76 feet : thence run South 54 deg. 20 min. 43 sec. West along said road right of way for 150.17 feet : thence run South 32 deg. 43 min. 53 sec. East for 327.40 feet : thence run North 71 deg. 59 min. 56 sec. East for 208.50 feet to the point of beginning. Containing 2.32 acres.

Inst # 1993-40286

12/15/1993-40286
01:42 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
DO NOTED 10.50

Dawn Hoagland
882 Hwy 83
Vincent, AL 35788

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 said grantee, his, her or 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 stated 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 grantee, his, her or their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I (we) have hereunto set my (our) hand(s) and seal(s) this 30th
day of November, 19 93.

James Paul Tate (SEAL) _____ (SEAL)
Gloria Tate (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 James Paul Tate and Wife, Gloria Tate

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 30th day of November, A.D. 19 93.

Laurie B. Howard
Notary Public

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