

**SHELBY COUNTY ABSTRACT & TITLE CO., INC.**

P. O. Box 752 - Columbiana, Alabama 35051  
(205) 669-6204 (205) 669-6291 Fax(205) 669-3130

(Name) FOURMILE BAPTIST CHURCH, INC.

(Address) 15445 Hwy 61  
Wilson, AL 35186

This instrument was prepared by  
(Name) Michael T. Atchison, Attorney at Law

(Address) P.O. Box 822 Columbiana, Al. 35051

Form 1-1-27 Rev. 1-88

**WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama**

**Inst # 1993-41618**  
**12/29/1993-41618**  
**10:29 AM CERTIFIED**  
**CLAY COUNTY JUDGE OF PROBATE**

STATE OF ALABAMA  
Shelby COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Seven Thousand Three Hundred Twenty 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 Walter Niven, a married man, Executor of the Estate of Lloyd Bennett Niven; Katie Niven Sandlin, a married woman; Clara Niven Lewis, a married woman and Bennett West Niven, a married man

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto  
FOURMILE BAPTIST CHURCH, INC.

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

**PARCEL "B"**

Commence at the Northwest corner of the SE 1/4 of the SE 1/4 of Section 28, Township 20 South, Range 1 East and run in an easterly direction along the north line of said 1/4-1/4 section a distance of 702.65 feet to the Point of Beginning; thence 90 degrees 24 minutes 59 seconds right in a southerly direction 129.34 feet; thence 90 degrees 30 minutes 04 seconds right in a westerly direction 195.10 feet; thence 90 degrees 29 minutes 46 seconds left in a southerly direction 228.51 feet; thence 87 degrees 17 minutes 12 seconds right in a westerly direction 378.64 feet; thence 87 degrees 15 minutes 20 seconds left in a southerly direction 65.57 feet; thence 102 degrees 24 minutes 22 seconds right in a northwesterly direction 258.23 feet to a point on the southeast R.O.W. line of Shelby County Highway No. 61; thence 63 degrees 13 minutes 03 seconds left in a southwesterly direction along said R.O.W. and a curve to the right having a radius of 3859.62 feet and a central angle of 0 degrees 44 minutes 28 seconds for 49.93 feet; thence in a southeasterly direction a distance of 291.75 feet; thence 19 degrees 37 minutes 15 seconds left in a northeasterly direction 577.93 feet; thence 82 degrees 49 minutes 17 seconds left in a northerly direction 283.14 feet to the Point of Beginning. Situated in Shelby County, Alabama. According to the survey of Robert O. Blain, Al. Reg. No. 9789, dated November 29, 1993.

THE ABOVE DESCRIBED PROPERTY IS NOT THE HOMESTEAD OF THE GRANTORS OR OF THEIR SPOUSES.  
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 28  
day of December, 1993.

James Walter Niven (Seal)  
James Walter Niven

(Seal)  
(Seal)

STATE OF ALABAMA  
Shelby COUNTY

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that James Walter Niven, Executor of the Estate of Lloyd Bennett Niven 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 executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 28 day of December, A. D., 1993

James Walter Niven (Seal)  
James Walter Niven, Executor of the Estate of  
Lloyd Bennett Niven  
Katie Niven Sandlin (Seal)  
Katie Niven Sandlin  
Clara Niven Lewis (Seal)  
Clara Niven Lewis  
Bennett West Niven (Seal)  
Bennett West Niven  
General Acknowledgment

Martha S. Wilder  
Notary Public.

STATE OF ALABAMA  
SHELBY COUNTY

I, the undersigned authority, a Notary Public, in and for said County, in said State, personally appeared Katie Niven Sandlin, 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 18 day of December, 1993.

Imogene W. Pitts  
Notary Public

My commission expires: 2-1-95

STATE OF ALABAMA  
SHELBY COUNTY

I, the undersigned authority, a Notary Public, in and for said County, in said State, personally appeared Clara Niven Lewis, 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 20th day of December, 1993.

Denita C. Hunter  
Notary Public

My commission expires: 08/11/1996

STATE OF ALABAMA  
SHELBY COUNTY

I, the undersigned authority, a Notary Public, in and for said County, in said State, personally appeared Bennett West Niven, 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 executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this 22 day of December, 1993.

William L. Rickett  
Notary Public

My commission expires: 09/09/1995

STATE OF ALABAMA  
SHELBY COUNTY

I, the undersigned authority, a Notary Public, in and for said County, in said State, personally appeared James Walter Niven, 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 executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this 28 day of December, 1993.

Maretha J. Wilder  
Notary Public

My commission expires:

Inst # 1993-41618

12/29/1993-41618  
10:29 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
002 HEL 21.50