

THIS INSTRUMENT WAS PREPARED BY:

SEND TAX NOTICE TO:

Richard C. Shuleva, Attorney
P.O. Box 607
Pelham, Alabama 35124

Jenkins Development Company, L.L.C.

WARRANTY DEED

STATE OF ALABAMA)
COUNTY OF SHELBY)

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of **One Hundred Ninety-Five Thousand Eight Hundred Eighty-Six and 87/100 Dollars (\$195,886.87)** and other good and valuable consideration, to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, we, **Rollin L. Johnson, Jr., a married man, James T. Johnson, a married man, Jean C. Pryor, a widow, Mary C. Martin, a widow, and Addie Smith, a widow, being all of the heirs at law of Mattie L. Johnson, deceased,** (herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto, **Jenkins Development Company, L.L.C.** (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 located in the Southwest Quarter of Section 31, Township 19 South, Range 2 West and the Northwest Quarter of Section 6, Township 20 South, Range 2 West, Shelby County, Alabama; more particularly described as follows:

Commence at the Southeast corner of the Southwest Quarter of Section 31; thence run North along the Quarter line 506.79 feet; thence left 121 deg. 25 min. 36 sec., 1325.96 feet to the point of beginning; thence continue along the same course Southwesterly 87.36 feet; thence right 39 deg. 39 min. 13 sec., 251.74 feet to the Easterly right-of-way of U.S. Highway 31; thence right 90 deg. 00 min., 415.25 feet Northerly along said R.O.W.; thence right 90 deg. 00 min., 319.00 feet; thence right 90 deg. 00 min., 359.51 feet to the point of beginning.

Subject to easements, rights-of-way and restrictions of record, which affect the above described property.

The above described property does not constitute the homestead of the grantors herein. The grantors herein own other real property which does constitute homestead.

TO HAVE AND TO HOLD to the said GRANTEE, his, her or their heirs and assigns forever.

And we do for ourselves and for our heirs, executors, and administrators, covenant with the said GRANTEES, their heirs and assigns, that we are lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that we have a good right to sell and convey the same as aforesaid; that we will and our heirs, executors and administrators shall warrant and defend the same to the GRANTEES, their heirs and assigns forever, against the lawful claims of all persons.

01/31/1994-03172
10:36 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 HCB 15.00

Inst # 1994-03172

IN WITNESS WHEREOF, we have hereunto set my hand and seal this 28th
day of JANUARY, 1994.

Rollin L. Johnson, Jr.
Rollin L. Johnson, Jr.

James T. Johnson
James T. Johnson

Jean C. Pryor
Jean C. Pryor

Mary C. Martin
Mary C. Martin

Addie Smith
Addie Smith

STATE OF ALABAMA)
COUNTY OF SHELBY)

I, the undersigned, a Notary Public, in and for said County, in said State, hereby certify that Rollin L. Johnson, Jr., a married man, James T. Johnson, a married man, Jean C. Pryor, a widow, Mary C. Martin, a widow, and Addie Smith, a widow, 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 the same bears date.

Given under my hand and official seal this 28th day of
JANUARY, 1994.

6-20-96
My Commission Expires

[Signature]
Notary Public

john-jen.ded\18

Inst # 1994-03172

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