

Prepared by W. D. Latham, Clanton, Al. 35045

Grantee address:

100 Calmont Woods Dr.  
Montevallo 35115

Inst # 1994-04443

WARRANTY DEED

02/09/1994-04443  
01:14 PM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE

002 KJS 15.50

STATE OF ALABAMA

CHILTON COUNTY

KNOW ALL MEN BY THESE PRESENTS THAT IN CONSIDERATION of Thirty Two Thousand Dollars, to the undersigned grantors, Larry W. Pearce Sr. and wife, Judy G. Pearce, (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, (herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto Lanny G. Kelly and wife, Martha S. Kelly (herein referred to as grantee, whether one or more), as joint tenants with right of survivorship, the following described real estate, situated in Shelby County, Alabama:

Commencing at the SW corner of Section 25, Township 24 North, Range 15 East, and run thence N 88 degrees 00 minutes 40 seconds E along the S line of said Section a distance of 2788.37 feet to a point; thence N 1 degree 59 minutes 20 seconds W a distance of 151.34 feet to the point of beginning, and being on the N bank of Lay Lake; thence N 27 degrees 24 minutes 08 seconds W a distance of 208.92 feet to a point; thence N 23 degrees 34 minutes 01 seconds W a distance of 222.69 feet to a point on the Southerly right of way line of a 60' wide county road and being in a curve to the left having a central angle of 31 degrees 37 minutes 34 seconds, a radius of 50.00 feet; a chord bearing N 50 degrees 37 minutes 09 seconds E a chord distance of 27.25 feet to a point; thence S 55 degrees 11 minutes 42 seconds E a distance of 295.50 feet to a point; thence S 17 degrees 51 minutes 27 seconds E a distance of 216.56 feet to a point on the said N bank of said Lay Lake; thence S 77 degrees 00 minutes 00 seconds W along said N bank a distance of 6.43 feet to a point; thence S 53 degrees 50 minutes 00 seconds W continuing along said N bank a distance of 75.30 feet to a point; thence N 79 degrees 57 minutes 00 seconds W continuing along said N bank a distance of 79.08 feet to the point of beginning, containing 1.40 acre, more or less.

\$27,858.45 of the above recited consideration was paid from a mortgage recorded simultaneously.

TO HAVE AND TO HOLD to the said grantees, his, her or their heirs and assigns, as joint tenants with rights of survivorship.

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) have a good right to sell and convey the same as aforesaid; that they are free from all encumbrances, unless otherwise stated above; 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 25 day of January, 1994.

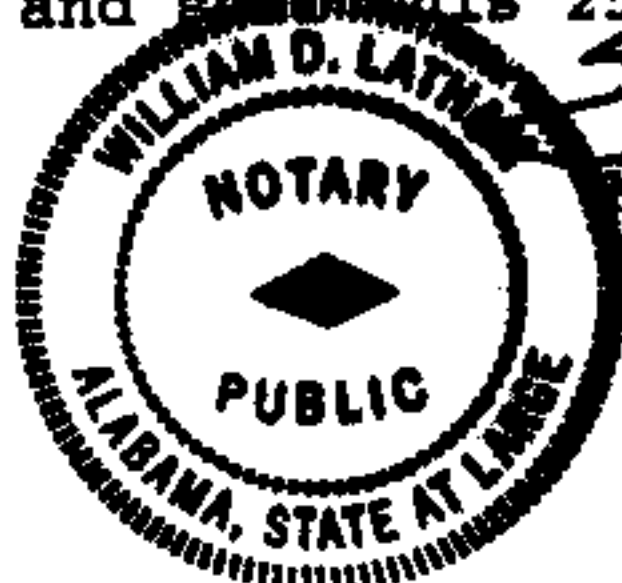
Larry W. Pearce Judy G. Pearce

STATE OF ALABAMA  
CHILTON COUNTY

I, the undersigned, hereby certify that Larry W. Pearce, Sr. and

W.D.L.

wife, Judy G. Pearce, 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, they executed the same voluntarily on the day the same bears date. Given under my hand and seal this 25 day of January, 1994.



NOTARY PUBLIC

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