

This instrument was prepared by
(Name) J. Dan Taylor
(Address) 3021 Lorna Road, Suite 100
Birmingham, Al. 35216
WARRANTY DEED-

Send Tax Notice To: Stephen H. Lee
name
address

STATE OF ALABAMA
JEFFERSON COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of FOUR HUNDRED NINETY FIVE THOUSAND AND 00/100 DOLLARS
(\$495,000.00)

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I
or we, NELSON WAYNE ARCHER, and wife, JANICE OGLESBY ARCHER, BETTY SHARON
ARCHER, a single woman, and JASON BRETT OGLESBY, a single man
(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto

STEPHEN H. LEE

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

SEE LEGAL ON ATTACHED EXHIBIT "A"

\$ 295,000.00 of the Purchase Price recited above was paid from a Purchase
Money Mortgage filed simultaneously herewith.

Subject to easements, restrictions and rights of way of record.
Subject to 1994 taxes not yet due and payable.

Inst # 1994-06351
02/28/1994-06351
08:19 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
003 MCD 213.50

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 GRANTEE,
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 GRANTEE, 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 22nd
day of February, 1994.

(Seal)

(Seal)

(Seal)

JASON BRETT OGLESBY, BY BETTY SHARON
OGLESBY, AS AGENT IN FACT
STATE OF ALABAMA
JEFFERSON COUNTY

General Acknowledgment

I, J. DAN TAYLOR, a Notary Public in and for said County, in said State,
hereby certify that NELSON WAYNE ARCHER, and wife, JANICE OGLESBY ARCHER,
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 22nd day of February, A. D. 1994.

J. DAN TAYLOR

Notary Public

Inst # 1994-06351

THE STATE OF ALABAMA,

JEFFERSON COUNTY.

I, J. DAN TAYLOR, a Notary Public in and for said County, in said State,

hereby certify that BETTY SHARON OGLESBY

whose name is signed to the foregoing conveyance and who is known to me, acknowledged before me on this day that, being in-

formed 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 22nd day of February, 19 94

J. DAN TAYLOR

Notary Public

THE STATE OF ALABAMA,

COUNTY.

I, a Notary Public in and for said County, in said State,

hereby certify that

whose name signed to the foregoing conveyance and who known to me, acknowledged before me on this day that, being in-

formed of the contents of the conveyance, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this day of 19

Notary Public

THE STATE OF ALABAMA,

JEFFERSON COUNTY.

I, J. DAN TAYLOR, Notary Public in and for said County, in and State,

hereby certify that BETTY SHARON OGLESBY whose name as Agent

in fact for JASON BRETT OGLESBY is signed to the fore-

going conveyance, and who is known to me, acknowledged before me on this day that, being informed of the contents of the conveyance as such Agent

and with full authority, executed the same voluntarily for and as the act of said Principal

Given under my hand and official seal, this 22nd day of February, 19 94

J. DAN TAYLOR

Notary Public

EXHIBIT "A"

PARCEL I:

Begin at the NE corner of the SE $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Section 7, Township 20 South, Range 2 West, Shelby County, Alabama and run along the East line of said Section South 2592.72 feet; thence North 88°29'51" West, 1791.84 feet to a point on the East ROW of Shelby County Highway #33; thence along said ROW in a curve at a chord North 31°00'32" East, CH=256.01 feet; thence continue along said ROW in a curve at a chord North 25°57'36" East, CH=151.11 feet; thence leaving said ROW South 88°07'27" East, 1125.00 feet; thence North 61°52'33" East, 225.17 feet; thence North 01°52'33" East, 242.42 feet; thence North 88°07'27" West, 320.00 feet; thence North 01°52'33" East, 425.00 feet; thence North 60°40'48" West, 834.42 feet; thence North 63°32'54" East, 86.45 feet; thence North 37°22'36" West, 7.97 feet to a point on a curve; thence along said curve having a radius of 300 feet at a chord North 22°26'24" West, CH=155.29 feet; thence North 07°26'04" West, 55.70 feet; thence North 73°50'29" West, 69.04 feet; thence North 73°43'35" West, 24.53 feet to a point on the South ROW of Shelby County Highway #33; thence along said ROW at the following bearings and chord distances: run North 27°31'13" East, CH=52.89 feet; thence North 20°50'29" East, CH=37.15 feet; thence leaving said ROW North 51°22'37" East, 1133.29 feet; thence South 87°01'37" East, 457.05 feet to the point of beginning.

All lying in the E $\frac{1}{4}$ of Section 7, Township 20 South, Range 2 West, Shelby County, Alabama.

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