

Jim Pino
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P.O. Drawer 623
Alabaster, AL 35007

TITLE NOT EXAMINED

WARRANTY DEED

TAX VALUE \$500

STATE OF ALABAMA)

SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of one dollar (\$1.00) and other good and valuable consideration, to the undersigned Grantors in hand paid by the Grantee herein the receipt of which is hereby acknowledged, Johnny Martin and Wife Betty Connor Martin, GRANTORS herein, do hereby grant, bargain, sell and convey unto Cynthia Connor McRee, GRANTEE herein, in fee simple, the following described real estate situated in Shelby County, Alabama, to wit:

Beginning at the southeast corner of the NW 1/4 of the SE 1/4 of Section 11, Township 24 north, Range 12 east, Shelby County, Alabama and run thence northerly along the east line of said quarter-quarter section 542.00' to a point; Thence turn 132 26'59" left and run southwesterly 351.10' to a point; Thence turn 47 53'03" right and run westerly along an existing fence line 191.75' to a point; Thence turn 95 32'14" left and run southerly along an existing fence line 279.71' to a point; Thence turn 84 22'20" left and run easterly along an existing fence line 451.56' to the point of beginning, containing 3.67 acres and marked on each corner with a steel pin or pipe.

SUBJECT TO an easement of access, restrictions and rights-of-way of record.

GRANTORS' ADDRESS:
Johnny Martin and Betty Martin
45 Old Barn Road, Montevallo, AL 35115

GRANTEE'S ADDRESS:
Cynthia Connor McRee
191 Old Barn Road, Montevallo, AL 35115

TO HAVE AND TO HOLD unto the said Grantee, in fee simple, and to Grantee's heirs and assigns in fee simple, forever.

And we do, for ourselves and for our heirs, executors and administrators, covenant with said grantee, her heirs and assigns, that we are lawfully seized in fee simple of said premises; that she is free from all encumbrances, unless otherwise stated above; that we have a good right to sell and convey the same as aforesaid;

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09:57 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
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Inst # 1994-28883

that we will, and 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, we have hereunto set Our hand(s) and seal(s), this 6th day of September, 1994.

Johnny Martin (Seal)
JOHNNY MARTIN

Betty Martin (Seal)
BETTY MARTIN

STATE OF ALABAMA)
COUNTY OF SHELBY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Johnny Martin and Wife, Betty Martins, 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 date the same bears date.

Given under my hand and official seal this 6th day of September, A.D., 1994.

[Signature]
Notary Public

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