

THIS INSTRUMENT WAS PREPARED BY: SEND TAX NOTICE TO:

William E. Swatek
Attorney at Law
P. O. Box 1801
Alabaster, AL 35007
PHONE: 205/663-0905

500 00

1994-29796
Inst. *

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That in consideration of ONE DOLLAR 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, I, ADDIE JEAN HARWELL WILLIS, A/K/A ADDIE JEAN HARWELL WILLIS DAWSON, A married woman, and GEORGE W. DAWSON, a married man (herein referred to as Grantor, whether one or more), grant, bargain, sell and convey unto GEORGE W. DAWSON, a married man, (herein referred to as Grantee, whether one or more), the following described real estate, situated in SHELBY County, Alabama, to-wit:

Begin at the Southwest corner of the SE 1/4 of the SE 1/4 of Section 34, Township 20 South, Range 3 West and run easterly along quarter-quarter line 330.00 feet; then turn an angle of 91 degrees, 44 minutes, 11 seconds to the left and run Northerly 618.74 feet to the point of beginning; continue Northerly along said line for 138 feet; then turn an angle of 91 degrees 20 minutes 19 seconds to the right and run easterly 125.0 feet; then turn an angle of 88 degrees 39 minutes 41 seconds to the right and run Southerly 138.00 feet; then turn an angle of 91 degrees 19 seconds to the right and run Westerly 125.0 feet back to point of beginning.

Said Property being recorded in Book 306 Page 24, in the Probate Office of Shelby County, Alabama.

The above named grantors and grantee are the sole and surviving heirs at law of Lewis HARWELL, deceased.

This is the Homestead of the Grantee herein.

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

And I do, for myself and for my heirs, executors and administrators, covenant with said Grantee, her heirs and assigns, that I am lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise stated above; that I have a good right to sell and convey the same as aforesaid; that I will, and my heirs, executors and administrators shall warrant and defend the same to the said Grantee, her heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this 29 day of
September, 1994.

Addie Jean Harwell Willis Dawson (Seal)
Addie Jean Harwell Willis Dawson
George W. Dawson (Seal)
George W. Dawson

09/29/1994-29796
03:26 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 MCD 11.50

STATE OF ALABAMA
COUNTY OF SHELBY

I, the undersigned, a Notary Public in and for said County and State, hereby certify that ADDIE JEAN HARWELL WILLIS DAWSON AND GEORGE W. DAWSON whose names are signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that, being informed of the contents of the instrument, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 24 day of September,
1994.

Patsey J. Dawson
Notary Public

My Commission Expires: 9-24-97

[C:WP51\FORMS\REALEST\Warranty.dos]

Inst. # 1994-29796

09/29/1994-29796
03:26 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 MCD 11.50