

SHELBY COUNTY ABSTRACT & TITLE CO., INC.P. O. Box 752 - Columbiana, Alabama 35051
(205) 669-6204 (205) 669-6291 Fax(205) 669-3130(Name) Margaret F. Bonfield
1000 Highway 416
(Address) Wilsonville, AL 35186

This instrument was prepared by

(Name) Mike T. Atchison, Attorney

(Address) P O Box 822, Columbiana, AL 35051

Form 1-1-27 Rev. 1-66

WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama

STATE OF ALABAMA

SHELBY COUNTY } COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of FOUR HUNDRED TWENTY FIVE THOUSAND and NO/100-----(\$425,000.00)

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I
or we,

THOMAS M. NOLEN and wife, LINDA M. NOLEN,

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto

MARGARET F. BONFIELD, a married woman,

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

See attached for legal description.

Subject to taxes for 1995, easements, restrictions, permits and rights-of-way of record.

\$125,000.00 of the above recited consideration was paid from a mortgage recorded
simultaneously herewith.\$295,000.00 of the above recited consideration was paid from a mortgage recorded
simultaneously herewith.

Inst # 1994-31784

10/21/1994-31784
12:52 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 SNA 16.00

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 GRANTEES, 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 GRANTEES, 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 21st
day of October, 1994

(Seal)

Thomas M. Nolen

(Seal)

(Seal)

Linda M. Nolen

(Seal)

(Seal)

STATE OF ALABAMA

SHELBY COUNTY } COUNTY

General Acknowledgment

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Thomas M. Nolen and wife, Linda M. Nolen, whose name s 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.

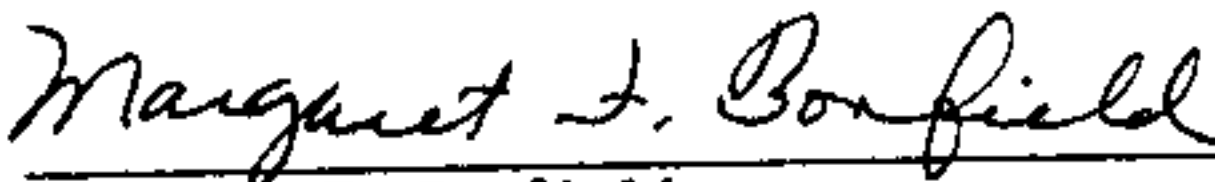
Given under my hand and official seal this 21st day of October, A. D. 1994


My Commission Expires: 10/16/96

Notary Public.

A parcel of land in the NE 1/4 of the SE 1/4 of Section 23, and in the NW 1/4 of the SW 1/4 of Section 24, Township 21 South, Range 1 East, Shelby County, Alabama, described as follows: Commence at the Southwest corner of Lot 1 of Walters Cove Subdivision, Second Sector as recorded in Map Book 5 page 41 in the Office of the Judge of Probate of Shelby County, (said point being on the North right of way of Shelby County Highway #416); thence run South and perpendicular to said Highway 20.00 feet to the centerline of said highway; thence turn left 90 deg. 12 min. and run East along said centerline 218.41 feet to the point of beginning; thence turn right 90 deg. 12 min. and run South 469.84 feet; thence turn left 90 deg. 12 min. and run East 150.04 feet to the 397 foot contour, (said contour being an Alabama Power Company easement); thence turn left 59 deg. 21 min. 31 sec. to the chord of the meander of said contour and run Northeasterly along the meander of said contour a chord distance of 546.09 feet to a point which is an extension of the centerline of said Highway #416; thence turn left 120 deg. 38 min. 29 sec. from said chord and run West 426.72 feet to the point of beginning, being situated in Shelby County, Alabama.

SIGN FOR IDENTIFICATION:


Margaret F. Bonfield


Orrin R. Ford

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