

SHELBY COUNTY ABSTRACT & TITLE CO., INC.

P. O. Box 752 - Columbiana, Alabama 35051
(205) 669-6204 (205) 669-6291 Fax(205) 669-3130

SEND TAX NOTICE TO:

(Name) James Kidd

(Address) P.O. Box 95
Wilsonville, Al. 35786

This instrument was prepared by

(Name) Michael T. Atchison, Attorney at Law

(Address) P.O. Box 822 Columbiana, Al. 35051

Form 1-1-27 Rev. 1-86

WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama

STATE OF ALABAMA

Shelby COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Five Hundred and no/100 -----dollars

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

James Kidd, a single man
and sole surviving heir at law of Freddie L. Kidd aka Mrs. James Kidd
(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto
James Kidd

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

The W 1/2 of the NE 1/4 lying Northwest of Highway, Section 31, Township 20 South, Range 2 East, Shelby County, Alabama.

LESS AND EXCEPT:

South 315 feet of the West 420 feet of NW 1/4 of NE 1/4, Section 31, Township 20 South, Range 2 East, Shelby County, Alabama.

LESS AND EXCEPT:

Beginning at intersection West line NE 1/4 and Northwest right of way Highway 25, NE 380 feet, NW 70 feet, North 160 feet, Southwest 130 feet, Northwest 120 feet and South 480 feet to point of beginning, Section 31, Township 20 South, Range 2 East, Shelby County, Alabama.

Freddie L. Kidd is one and the same as Mrs. James Kidd as shown on Tax Assessment # 58-17-9-31-0-000-004 in Probate Office of Shelby County, Alabama.

Freddie L. Kidd died June 26, 1994.

Inst # 1994-37141

12/22/1994-37141
08:54 AM CERTIFIED

SHELBY COUNTY JUDGE OF PROBATE
001 MCD 9.00

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, I have hereunto set my hands(s) and seal(s), this 22
day of December, 1994.

(Seal)

James Kidd
James Kidd

(Seal)

(Seal)

(Seal)

(Seal)

(Seal)

STATE OF ALABAMA

Shelby COUNTY

General Acknowledgment

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that James Kidd 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 he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 22 day of December, A. D., 1994

Maucha 2. Wilder
Notary Public.

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