

This instrument was prepared by:
(Name) Mitchell A. Spears
(Address) P. O. Box 119
Montevallo, Alabama 35115

Send Tax Notice to:
John W. Bates and
(Name) D. Charles Bates
(Address) 3436 Strohnway Dr
Hoover Ala 35226

WARRANTY DEED

STATE OF ALABAMA)
COUNTY OF SHELBY) KNOW ALL MEN BY THESE PRESENTS,

That, in consideration of SIXTY-FIVE THOUSAND, NINE HUNDRED AND 00/100, (\$65,900.00) DOLLARS to the undersigned grantor (whether one or more), in hand paid by the Grantees herein, the receipt whereof is acknowledged, I or we, Loyd L. Anderson, Administrator of the Estate of Marviree Anderson, deceased; Arthur E. Anderson, a married man; Wilma Eiland, a married woman; James E. Anderson, a married man; Rondal E. Anderson, a married man; Linda Vines, a married woman; and Loyd L. Anderson, an unmarried man, (herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto JOHN W. BATES and D. CHARLES BATES, as tenants in common, (herein referred to as GRANTEE whether one or more), the following described real estate, situated in SHELBY County, Alabama, to wit:

A part of the East 1/2 of the NE 1/4 of the SE 1/4 of Section 2, Township 24 North, Range 12 East, described as follows:
Commence at the SE corner of Section 2 and go North 00 deg. 29 min. 58 sec. West along the East Boundary of said Section 2 for 2436.01 feet to the South Boundary of Highway No. 25; thence South 87 deg. 12 min. 09 sec. West along said South Boundary for 194.57 feet to the Point of Beginning; thence continue South 87 deg. 12 min. 09 sec. West along the South Boundary of said Highway No. 25 for 359.48 feet; thence South 24 deg. 45 min. 51 sec. West along an existing fence for 177.29 feet; thence South 02 deg. 34 min. 42 sec. West along an existing fence for 476.61 feet; thence South 88 deg. 09 min. 49 sec. East along an existing fence for 641.29 feet; thence North 00 deg. 28 min. 31 sec. West along an existing fence for 230.71 feet; thence South 89 deg. 27 min. 24 sec. West for 180.00 feet; thence North 00 deg. 32 min. 36 sec. West for 447.91 feet to the Point of Beginning; being situated in Shelby County, Alabama.

SUBJECT TO:

Property taxes for 1995 and subsequent years.

Mineral and mining rights are not insured.

Less and except any portion obtained by the State of Alabama by decree of condemnation in Real 319 page 387, Case No. 29-117.

THE ABOVE DESCRIBED REAL ESTATE DOES NOT CONSTITUTE THE HOMESTEAD OF ANY OF THE ABOVE DESIGNATED MARRIED GRANTORS, NOR THAT OF THEIR SPOUSES, NEITHER IS IT CONTIGUOUS THERETO.

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 said GRANTEE, his, her or 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 stated 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, his, her or their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I (we) have hereunto set my (our) hand(s) and seal(s) this 27 day of December, 1994.

12/27/1994-37379
12:44 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
003 MEL 84.50

Inst # 1994-37379

Rhonda S. Statham
Witness Rhonda S. Statham

Charles Hromek
Witness Charles Hromek

Arthur E. Anderson
Arthur E. Anderson

Loyd L. Anderson
Loyd L. Anderson, Administrator of the
Estate of Marviree Anderson

Arthur E. Anderson
Arthur E. Anderson

Wilma Eiland
Wilma Eiland

James E. Anderson
James E. Anderson

Rondal E. Anderson
Rondal E. Anderson

Linda Vines
Linda Vines

Loyd L. Anderson
Loyd L. Anderson

STATE OF ALABAMA)

COUNTY OF Shelby)

Acknowledgment in Representative Capacity

I, the undersigned authority, a Notary Public, in and for said County in said State, hereby certify that **LOYD L. ANDERSON**, whose name as Administrator of the Estate of Marviree Anderson, 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, in his capacity as such Administrator, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 21st day of December, 1994.

Leticia L. Damp
Notary Public
My Commission Expires: 5/95

STATE OF MICHIGAN)

COUNTY OF Wayne)

General Acknowledgment

I, the undersigned authority, a Notary Public, in and for said County in said State, hereby certify that **ARTHUR E. ANDERSON**, 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 19 day of December, 1994.

Charles Hromek
Notary Public
My Commission Expires CHARLES HROMEK
NOTARY PUBLIC - WAYNE COUNTY, MICH.
MY COMMISSION EXPIRES 4-19-95

STATE OF ALABAMA)

COUNTY OF Shelby)

General Acknowledgment

I, the undersigned authority, a Notary Public, in and for said County in said State, hereby certify that **WILMA EILAND**, 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, she, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 21st day of DEC., 1994.

Leticia L. Damp
Notary Public
My Commission Expires: 5/95

STATE OF ALABAMA)

COUNTY OF Shelby)

General Acknowledgment

I, the undersigned authority, a Notary Public, in and for said County in said State, hereby certify that **JAMES E. ANDERSON**, 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 23rd day of DEC., 1994.

Leticia L. Damp
Notary Public
My Commission Expires: 5/95

STATE OF ALABAMA

COUNTY OF Jefferson) General Acknowledgment

I, the undersigned authority, a Notary Public, in and for said County in said State, hereby certify that **RONDAL E. ANDERSON**, 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 21st day of December, 1994.

Stella C. Baker/Thaddeus
Notary Public
My Commission Expires: 12/31/95

STATE OF GEORGIA

COUNTY OF Houston) General Acknowledgment

I, the undersigned authority, a Notary Public, in and for said County in said State, hereby certify that **LINDA VINES**, 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, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 20th day of December, 1994.

Karen Clark
Notary Public
My Commission Expires: _____
Notary Public, Houston County, Georgia
My Commission Expires Sept. 20, 1997

STATE OF ALABAMA

COUNTY OF Shelby) General Acknowledgment

I, the undersigned authority, a Notary Public, in and for said County in said State, hereby certify that **LOYD L. ANDERSON**, 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 15th day of Dec, 1994.

Michelle L. Damp
Notary Public
My Commission Expires: 5/95

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12/27/1994-37379
12:44 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
003 MEL 84.50