

This instrument was prepared by:

Jim Pino
Attorney at Law
P.O. Drawer 623
Alabaster, AL 35007

TITLE NOT EXAMINED
Legal Description
Furnished by Grantee

WARRANTY DEED

TAX VALUE \$500

STATE OF ALABAMA)

SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of ten dollars (\$10.00) and other good and valuable consideration, to the undersigned Grantor in hand paid by the Grantees herein the receipt of which is hereby acknowledged, WALTER L. PERKINS, a single man, GRANTOR herein, does hereby grant, bargain, sell and convey unto GLADYS PERKINS, ERNESTINE CRIBBS, THEOPOLUS PERKINS, JERRIE PERKINS, EVELYN PERKINS, SHIRLEY BENNETT, BARBARA P. EVERETT, MARJORIE PERKINS, LINWOOD PERKINS, VIRGIL PERKINS, MAXINE PERKINS and JOHN PERKINS, III, GRANTEES herein, in fee simple, all of his right, title and interest in the following described real estate situated in Shelby County, Alabama, to wit:

Parcel #1

Begin at the Southwest corner of Section 13, Township 22, Range 1 West; thence south along west boundary line of Section 24, 71 feet to north boundary line of Louisville and Nashville Railroad right-of-way; thence north, 78 degrees 45 minutes east along north boundary line of said right-of-way 252 feet; thence north, 63 degrees 30 minutes east along north boundary line of said right-of-way 259 feet; thence north, 62 degrees 30 minutes east along north boundary line of said right-of-way 52 feet; thence north 3 degrees 15 minutes west 413.6 feet to the south boundary line of Shelby and Calera public road; thence south, 84 degrees 35 minutes west along south boundary line of said road 286 feet; thence south, 74 degrees 45 minutes west 255 feet to west boundary line of Section 13; thence south 3 degrees 15 minutes east along the west boundary line of Section 13, 435.9 feet to point of beginning; containing six acres, more or less and situated in SW 1/4 of SW 1/4 of Section 13, Township 22 Range 1 West and NW 1/4 of NW 1/4 of Section 24, Township 24, Range 15 East, Shelby County, Alabama.

SUBJECT TO easements, restrictions, rights-of-way and encumbrances of record. Inst # 1995-07855

03/28/1995-07855
10:59 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 SNA 21.50

Parcel #2

Lot 9 in the S 1/2 of Lot 8 in Block 35 according to survey of Shelby Highlands, Shelby, Alabama as recorded in the Probate Office of Shelby County, Alabama. Said survey having been made by Herman Alba, Civil Engineer. Said property being known as the Sam Sawyer place.

SUBJECT TO easements, restrictions, rights-of-way and encumbrances of record.

THIS DEED IS GIVEN PURSUANT TO THE TERMS OF THE TERMS OF THE FINAL JUDGEMENT DATED DECEMBER 2, 1994 BETWEEN THE PARTIES HERETO INT HE CIRCUIT COURT OF SHELBY COUNTY, ALABAMA, CIVIL ACTION NO. CV 94-208.

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

And I do, for myself and for my heirs, executors and administrators, covenant with said grantees, their 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, his, her or their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set my hand(s) and seal(s), this 14th day of MARCH, 1994.

Walter Perkins (Seal)
WALTER L. PERKINS

STATE OF ALABAMA)

COUNTY OF)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Walter L. Perkins, a single man, 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 date the same bears date.

Given under my hand and official seal this 14th day of March, A.D., 1995.

Patt Palmer
Notary Public
03/28/1995 10:59 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 SNA 21.50

Inst # 1995-07855