

This instrument prepared by:

James M. Tingle  
2001 Park Place North  
Suite 900  
Birmingham, AL 35203

Send Tax Notice To:

Phillip Wesley Dennis  
23 Motley Avenue  
Montevallo, AL 35124

CONSERVATOR'S DEED 1995-15385

STATE OF ALABAMA )

SHELBY COUNTY )

06/13/1995-15385  
09:23 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
002 SNA 14.00

KNOW ALL MEN BY THESE PRESENTS: That

WHEREAS, the herein named James M. Tingle is the duly appointed legal conservator of the Estate of Katie Gentry, a Protected Person; and

WHEREAS, heretofore on January 6, 1995, the same James M. Tingle filed a Petition to sell the hereinbelow described realty, the property of the said Katie Gentry, a Protected Person, to Phillip Wesley/<sup>Dennis</sup> for the purchase price of THREE THOUSAND AND NO/100 DOLLARS (\$3,000.00) as set forth in the said sales contract, a copy of which was attached to said Petition; and

WHEREAS, on the 2nd day of February, 1995, the Probate Court of Jefferson County, in equity sitting, entered its order or decree, Case Number 136700, authorizing and directing the said James M. Tingle, as Conservator of the Estate of Katie Gentry, a Protected Person, to sell and convey the hereinbelow described realty to the said Phillip Wesley/<sup>Dennis</sup> at and for the sum of \$3,000.00 in accordance with the terms of said contract; and

NOW, WHEREFORE, in consideration of the premises, and of the said sum of \$3,000.00 cash in hand paid by the said Phillip Wesley/<sup>Dennis</sup> and in strict accordance with said decree, the receipt of which is hereby acknowledged, the said James M. Tingle, as Conservator of the Estate of Katie Gentry, a Protected Person, said Protected Person being an unmarried woman, acting under the authority and decree of said Court above referred to, and pursuant thereto, does hereby GRANT, BARGAIN, SELL AND CONVEY unto the said Grantee, Phillip Wesley/<sup>Dennis</sup> all the right, title and interest and estate of the said Katie Gentry, a Protected Person, in and to the following described real estate situated in Jefferson County, Alabama, to-wit:

A one acre tract of land situated in the Southeast Quarter (SE 1/4) of Southwest Quarter (SW 1/4) Section 22, Township 22, Range 3 West more particularly described as follows: Commence at a point where the North boundary of said Southeast Quarter (SE 1/4) of Southwest Quarter (SW 1/4) intersects the East boundary of the Southern Railway Right of Way, and run thence Southwesterly along the East boundary of said Railroad Right of Way Seventy (70) yards to a point; thence easterly and parallel with the North boundary of said quarter-quarter section Seventy (70) yards; thence Northeasterly and parallel with the Right of Way of said Railroad (70) Seventy yards to the North boundary of said Southeast Quarter (SE 1/4) of Southwest Quarter (SW 1/4); thence westerly along the North boundary of said quarter-quarter section to point of beginning.

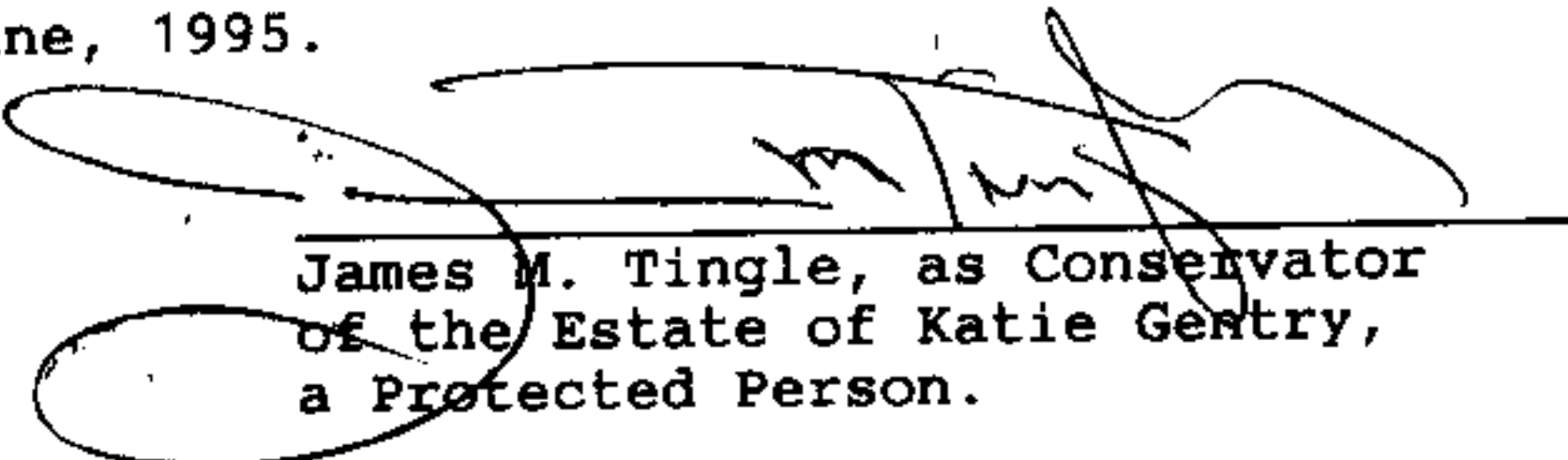
Katie Gentry, in Probate Case #136700, is one and the same as Katie Sullens, the grantee in Deed Book 178, page 486, Shelby County, Alabama.

Subject to:

1. Ad Valorem taxes for the year 1995 and subsequent years.
2. Less and except any part of subject property now a part of a roadway and/or railroad right of way.
3. Easements and rights of way to Alabama Power Company in Deed Book 186, page 22 and Deed Book 212, page 136.
4. Underground line easements to American Telephone and Telegraph Company in Real Volume 220, page 775.

TO HAVE AND TO HOLD unto the said Grantee, Phillip Wesley,<sup>Dennis</sup> his heirs and assigns, forever.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this the 8<sup>th</sup> day of June, 1995.

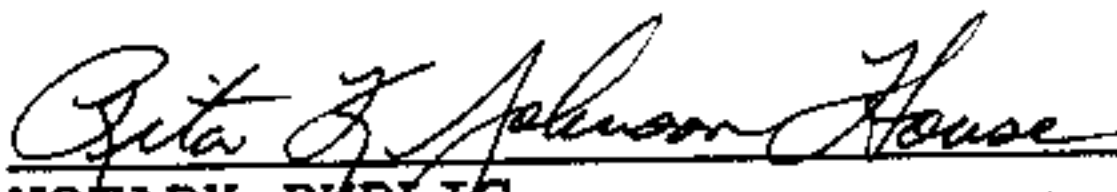
  
James M. Tingle, as Conservator  
of the Estate of Katie Gentry,  
a Protected Person.

STATE OF ALABAMA  
JEFFERSON COUNTY

I, the undersigned authority, a Notary Public in said County, for said State, hereby certify that James M. Tingle, whose name is signed as Conservator of the Estate of Katie Gentry, a Protected Person, to the foregoing conveyance and who is known to me, acknowledged before me on this day that being informed of the contents of this conveyance, he, in his capacity as such Conservator, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this the 8<sup>th</sup> day of June, 1995.

(SEAL)

  
NOTARY PUBLIC

My Commission Expires: 1/25/97

Inst # 1995-15385

06/13/1995-15385  
09:23 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
002 SNA 14.00