

SEND TAX NOTICE TO:

(Name) Samantha Claire Casey

P. O. Box 903

(Address) Calera, Alabama 35040

This instrument was prepared by

(Name) WALLACE, ELLIS, FOWLER & HEAD, ATTORNEYS AT LAW

(Address) COLUMBIANA, ALABAMA 35051

Form 1-1-27 Rev. 1-84

WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama

STATE OF ALABAMA }
SHELBY COUNTY }

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Eight Hundred Fifty-five Dollars (\$855.00) and the execution of a
Purchase Money mortgage in the amount of \$29,145.00

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

Fannie Mae Carden, a widow

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

Samantha Claire Casey

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

1995-15773
Inst 4
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PROPERTY BEING DESCRIBED ON EXHIBIT "A" ATTACHED HERETO AND MADE PART
AND PARCEL HEREOF AS FULLY AS IF SET OUT HEREIN, WHICH SAID EXHIBIT
IS SIGNED FOR THE PURPOSE OF IDENTIFICATION.

Fannie Mae Carden is the surviving grantee in that certain deed recorded
in Deed Book 157, Page 420, and that the other grantee, Clyde Carden is
deceased, having died on March 14, 1992.

Inst # 1995-15773

06/16/1995-15773
10:31 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 MCB 12.00

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 GRANTEE(S),
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 GRANTEE(S), 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 16th
day of June, 1995.

(Seal)

Fannie Mae Carden
Fannie Mae Carden

(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 Fannie Mae Carden, a widow,
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 16th day of

June, A. D. 1995

Conrad H. Fowler Jr.

Notary Public

EXHIBIT "A"

A parcel of land lying in the NW 1/4 of NE 1/4 and the NE 1/4 of the NW 1/4, Section 20, Township 22 South, Range 2 West, Shelby County, Alabama, being more particularly described as follows: Begin at the Southeast corner of the NE 1/4 of the NW 1/4, Section 20, Township 22 South, Range 2 West; thence run westerly along the south boundary of said 1/4 1/4 for 543.69 feet; thence turn an angle of 88 deg. 22' 06" to the right and run northerly 634.36 feet to the south right-of-way line of County Highway No. 16; thence turn an angle of 89 deg. 58' 32" to the right and run along said right-of-way for 623.67 feet; thence turn an angle of 80 deg. 56' 44" to the right and run 663.70 feet to a point on the south boundary of the NW 1/4 of the NE 1/4, Section 20, Township 22 South, Range 2 West; thence turn an angle of 100 deg. 42' 38" to the right and run 185.00 feet to the point of beginning. According to the survey of John Gary Ray, Registered Land Surveyor No. 12295, dated March 22, 1995.

SUBJECT TO THE FOLLOWING EXCEPTIONS AND CONDITIONS:

1. Taxes for 1995 and subsequent years. 1995 ad valorem taxes are a lien but not due and payable until October 1, 1995.
2. Any loss, claim, damage, or expense including additional tax due, if any, arising from or due to the fact that ad valorem taxes for subject property have been paid under a current use assessment.
3. Transmission line permits to Alabama Power Company recorded in Deed Book 126, Page 329 and Deed Book 240, Page 821 in Probate Office.
4. Pipe Line easement to Southern Natural Gas Corp. recorded in Deed Book 90, Page 325 in Probate Office.
5. Right of way deed to Shelby County recorded in Deed Book 200, Page 411 in Probate Office.
6. Title to 1/2 interest in minerals underlying caption lands with mining rights and privileges belonging thereto.

SIGNED FOR IDENTIFICATION:

Fannie Mae Carden
Fannie Mae Carden

Inst # 1995-15773

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SHELBY COUNTY JUDGE OF PROBATE
002 MCD 12.00