

## WARRANTY DEED

STATE OF ALABAMA  
COUNTY OF JEFFERSON

KNOW ALL MEN BY THESE PRESENTS, That in consideration of Six Thousand and no/100's Dollars (\$6,000.00) and other good and valuable consideration to the undersigned grantor, JOHNNY COX, a married man in hand paid by CLARENCE DOUGLAS ADAMS the receipt whereof is hereby acknowledged the said JOHNNY COX does grant, bargain, sell and convey unto the said CLARENCE DOUGLAS ADAMS the following described real estate situated in the Shelby County, Alabama, to-wit:

A part of the NW $\frac{1}{4}$  of NW $\frac{1}{4}$ , Section 31, Township 21 South, Range 2 West, more particularly described as follows:

Beginning at the Southwest corner of the Northwest quarter of the Northwest quarter of Section 31, Township 21 South, Range 2 West, Shelby County, Alabama and run thence North 1° 49' 51" West along the West line of said quarter quarter a distance of 247.34 feet to a point, thence run South 89° 38' 02" East a distance of 732.12 feet to a point on the Westerly edge of an existing graveled road or driveway, thence run South 29° 59' 41" East along the said West edge of said road or drive a distance of 143.15 feet to a point, thence run North 89° 53' 47" West a distance of 146.62 feet to a point, thence run South 0° 06' 13" West a distance of 120.0 feet; to a point on the South line of the subject quarter-quarter, thence run N 89° 53' 47" West along the said quarter quarter line a distance of 648.93 feet to the point of beginning.

## LESS AND EXCEPT PARCEL DESCRIBED AS FOLLOWS:

Beginning at the southwest corner of the Northwest quarter of the Northwest quarter of Section 31, Township 21 South, Range 2 West, Shelby County, Alabama and run thence Northerly along the West line of said quarter quarter a distance of 247.34 feet to a point, thence turn a deflection angle of 92° 11' 49" right and run easterly a distance of 176.50 feet to a point, thence turn a deflection angle of 87° 48' 11" right and run Southerly a distance of 246.51 feet to a point on the South line of subject quarter quarter, thence turn a deflection angle of 91° 55' 18" right and run Westerly along said South line a distance of 176.50 feet to the point of beginning.

The above described property is not the homestead of the grantor Johnny Cox, a married man.

JOHNNY COX is one and the same person as John Frank Cox.

TO HAVE AND TO HOLD, to the said grantee, CLARENCE DOUGLAS ADAMS and his assigns forever.

And I do, for myself and for my heirs, executors and administrators covenant with the said grantee, his heirs and assigns, that I am lawfully seized in fee simple of said premises, that they are free of all encumbrances, unless otherwise noted 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 heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set my hand and seal, this the 25th day of May, 1995.

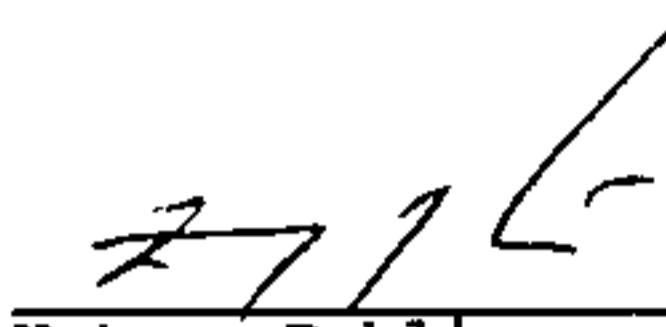
WITNESS:

*Johnny Cox*  
07/14/1995  
12:11 PM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
002 REC 17.00

STATE OF ALABAMA  
COUNTY OF JEFFERSON

I, the undersigned, a Notary Public in and for said County, in said State hereby certify that Johnny Cox whose name is signed to the foregoing conveyance and who is known to me, acknowledged before me, 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 seal this the 25th day of May, 1995.

  
Notary Public

This instrument was prepared by:

F. Wayne Keith  
229 Lorna Square  
Birmingham, Alabama 35216

SEND TAX NOTICE TO:

Clarence Douglas Adams  
1104 Aredell Circle  
Birmingham, Alabama 35209

Inst # 1995-18616

07/14/1995-18616  
12:11 PM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
002 MEL 17.00