

DEED PREPARED WITHOUT EVIDENCE OF TITLE SEARCH

This instrument was prepared by

Mitchell A. Spears

ATTORNEY AT LAW

P.O. Box 119

Montevallo, AL 35115-0091

205/665-5102

205/665-5076

Send Tax Notice to

(Name)

RICHARD R. HARRISON

(Address)

2129 Hwy 17

MONTEVALLO AL 35115

*****MINIMUM VALUE: \$1,000.00*****

WARRANTY DEED

STATE OF ALABAMA

SHELBY

COUNTY }

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One and 00/100----(\$1.00)----- and other good and valuable consideration-----DOLLARS

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, Richard R. Harrison, an unmarried man also known as Richard Ryan Harrison or R. R. Harrison (herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto

Patricia F. Hudnall

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

SEE EXHIBIT "A" ATTACHED HERETO AND INCORPORATED HERewith, AS THOUGH FULLY SET OUT HEREIN.

Inst # 1995-18636

07/14/1995-18636
12:47 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 MEL 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 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 27th day of JUNE, 19 95

(Seal)

Richard R. Harrison

(Seal)

(Seal)

(Seal)

(Seal)

(Seal)

STATE OF ALABAMA

SHELBY

County }

General Acknowledgment

I, the undersigned authority in said State, hereby certify that Richard R. Harrison

a Notary Public in and for said County,

whose name(s) 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 27th day of JUNE, 19 95

5-17-99

My Commission Expires:

Mitchell A. Spears
Notary Public

EXHIBIT "A"

Commence at the Northwest Corner of Section 8, Township 22 South, Range 3 West; thence S 88° 10' 14" E and run 1464.85 feet; thence S 12° 48' 17" W and run 1994.96 feet; thence S 87° 12' 20" E and run 783.02 feet; thence N 09° 16' 19" E and run 291.98 feet to the Point of Beginning; thence S 86° 06' 34" E and run 862.70 feet to the westerly right-of-way line of County Road No. 17; said point being on a curve to the left having a central angle of 04° 18' 49" and a radius of 833.17 feet; thence along the chord of said curve N 39° 19' 47" E and run 62.71 feet; thence N 86° 06' 34" W and run 364.90 feet; thence N 05° 57' 07" E and run 957.00 feet to the center line of King Creek; thence N 55° 40' 24" W and run 70.78 feet along said center line; thence N 32° 51' 07" W and run 88.69 feet along said center line; thence N 29° 17' 56" W and run 97.87 feet along said center line; thence N 39° 53' 03" W and run 84.01 feet along said center line; thence N 36° 14' 52" W and run 68.57 feet along said center line; thence N 24° 30' 41" W and run 102.94 feet along said center line; thence N 24° 30' 28" W and run 50.00 feet along said center line; thence S 24° 23' 31" W and run 457.40 feet; thence N 86° 08' 24" W and run 239.77 feet; thence S 12° 48' 15" W and run 176.59 feet; thence S 86° 08' 24" E and run 33.41 feet; thence S 12° 48' 15" W and run 35.91 feet; thence S 03° 32' 27" W and run 98.79 feet; thence S 86° 08' 24" E and run 168.71 feet; thence S 03° 32' 27" W and run 706.76 feet to the Point of Beginning. Containing 17.28 acres, more or less.

LEGAL DESCRIPTION WAS TAKEN FROM SURVEY OF FRANK B. GARRETT, JR., AL. REG. NO. 9500 AND DATED JUNE 26, 1995. LEGAL DESCRIPTION PREPARED BY BRAD S. LUCAS, 18 UNION GROVE ROAD, JENISON, AL 35085, TELEPHONE: 1-205-688-2100.

GRANTOR, RICHARD R. HARRISON, HEREBY RESERVES IN HIMSELF, FOR AND DURING THE TERM OF HIS OWN LIFE, A LIFE ESTATE WITHIN THE ABOVE DESCRIBED REAL ESTATE.

DATE:

6-27-95



Richard R. Harrison

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