

This instrument was prepared by

Grantee's address:
60 Cain Road
Chelsea, Alabama 35043

HARRISON, CONWILL, HARRISON & JUSTICE
P. O. Box 557
Columbiana, Alabama 35051

WARRANTY DEED

STATE OF ALABAMA
Shelby

COUNTY

KNOW ALL MEN BY THESE PRESENTS:

-----Dollars

That in consideration of One and no/100

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we,
James Robert Cain and wife, Barbara G. Cain

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

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

Parcel I:

A portion of the SW $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Section 2, Township 20 South, Range 2 West, more particularly described as follows: Begin at the SE corner of the SW $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Section 2, Township 20 South, Range 2 West and run Westerly along the South side of the said $\frac{1}{4}$ - $\frac{1}{4}$ for 550.00 feet; then turn an angle of 87 deg. 59 min. to the right and run 887.95 feet; then turn an angle of 92 deg. 01 min. to the right and run 550.00 feet; thence turn an angle of 87 deg. 59 min. to the right and run 139.3 feet; thence turn an angle of 90 deg. 00 min. to the right and run 250.0 feet; then turn an angle of 90 deg. 00 min. to the left and run 210.00 feet; then turn an angle of 90 deg. 00 min. to the left and run 250.00 feet; then turn an angle of 90 deg. 00 min. to the right and run 538.65 feet back to the point of beginning.

Parcel II:

Begin at the SW corner of the SW $\frac{1}{4}$ of NE $\frac{1}{4}$ of Section 2, Township 20 South, Range 2 West and run Northerly along the West side of said $\frac{1}{4}$ - $\frac{1}{4}$ for 1304.62 feet to the NW corner of said $\frac{1}{4}$ - $\frac{1}{4}$; then turn an angle of 92 deg. 02 min. to the right and run Easterly along the North side of said $\frac{1}{4}$ - $\frac{1}{4}$ for 1329.11 feet to the NE corner of said $\frac{1}{4}$ - $\frac{1}{4}$; then turn an angle of 87 deg. 54 min. to the right and run Southerly along the East side of said $\frac{1}{4}$ - $\frac{1}{4}$ for 416.23 feet; then turn an angle of 92 deg. 01 min. to the right and run 550.00 feet; then turn an angle of 92 deg. 01 min. to the left and run 887.95 feet to the South side of said $\frac{1}{4}$ - $\frac{1}{4}$; then turn an angle of 92 deg. 01 min. to the right and run Westerly along the South side of said $\frac{1}{4}$ - $\frac{1}{4}$ for 778.87 feet back to the point of beginning.

The said James Robert Cain and the Grantee, Joanne W. Cain being the sole heirs at law and next of kin of Shelley Cain, Jr., deceased, who died August 1, 1992.

Grantor further warrants that the said Joanne W. Cain was the sole of the deceased Shelley Cain, Jr. on September 23, 1988.

10/17/1995
03:07 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 MCD 9.50

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 September, 19 95.

(SEAL) James Robert Cain (SEAL)
James Robert Cain

(SEAL) Barbara G. Cain (SEAL)
Barbara G. Cain

(SEAL) _____ (SEAL)

STATE OF Alabama
Shelby COUNTY

General Acknowledgment

a Notary Public in and for said County.

I, the undersigned authority,
in said State, hereby certify that James Robert Cain and wife, Barbara G. Cain

Whose name(s) are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day, that being informed of the contents of the conveyance, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 27 day of September, A.D. 19 95

Commission Expires June 13, 1999 William B. [Signature]
Notary Public

Conwill & Justice

Inst # 1995-29676