

This form furnished by: **Cahaba Title, Inc.**

Eastern Office
(205) 833-1571
FAX 833-1577

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(205) 988-5600
FAX 988-5905

This instrument was prepared by:

(Name) Candice J. Shockley
(Address) 2491 Pelham Parkway
Pelham, AL 35124

Send Tax Notice to:

(Name) Brenda B. Bowen
(Address) _____

WARRANTY DEED

STATE OF ALABAMA

SHELBY COUNTY }

KNOW ALL MEN BY THESE PRESENTS,

\$500.00

That in consideration of TEN and no/100***** DOLLARS
to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt of which is hereby acknowledged, I or we,
Jerry L. Bowen and wife, Brenda B. Bowen
(herein referred to as grantor, whether one or more), do grant, bargain, sell and convey unto
Brenda B. Bowen

(herein referred to as grantee, whether one or more), the following described real estate, situated in

SHELBY

County, Alabama, to-wit:

SEE ATTACHED EXHIBIT "A"

NOTE: This deed was prepared with information furnished by the Grantor/Grantee and relied upon by Candice J. Shockley.

NOTE: This deed was prepared without any title examination and at the request of the Grantor and Grantee.

NOTE: This property does not constitute the homestead of Jerry L. Bowen or his wife, Brenda B. Bowen.

Inst # 1995-35827

12/14/1995-35827
10:03 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 MCD 11.50

TO HAVE AND TO HOLD, To the said GRANTEE, his, her or their heirs, or its successors 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, or its successors 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 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, or its successors 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 _____
day of _____, 19 95.

(Seal)

(Seal)

(Seal)

Jerry L. Bowen (Seal)
JERRY L. BOWEN (Seal)

Brenda B. Bowen (Seal)
BRENDA B. BOWEN

STATE OF ALABAMA

SHELBY County }

General Acknowledgment

I, _____, a Notary Public in and for said County, in said State, hereby
certify that Jerry L. Bowen and wife Brenda B. Bowen, 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 9 day of December, 19 95.

My Commission Expires: 8-26-97

Margaret Frances Vance
Notary Public

Inst # 1995-35827

EXHIBIT "A"

All of the following described property situated in the SW $\frac{1}{4}$ of Section 1, Township 20 South, Range 2 East, and described as follows: Commence at the Southwest corner of the SW $\frac{1}{4}$ of the SW $\frac{1}{4}$ of the above described Section 1 and run North 87 degrees 57 minutes East along the South line of said $\frac{1}{4}$ - $\frac{1}{4}$ for a distance of 867.2 feet; thence turn an angle of 52 degrees 27 minutes to the left and run North 35 degrees 30 minutes East for a distance of 684.1 Feet to the point of beginning; thence continue along the last named course for a distance of 200 feet to the Southwesterly right-of-way of U. S. Highway 280; thence turn an angle of 90 degrees 50 minutes to the left and run North 55 degrees 20 minutes West along said right-of-way line of said Highway for a distance of 75 feet; thence turn an angle of 89 degrees 10 minutes to the left and run South 35 degrees 30 minutes West for a distance of 200 feet; thence turn an angle of 90 degrees 50 minutes to the left and run South 55 degrees 20 minutes East for a distance of 75 feet to the point of beginning; being situated in S $\frac{1}{2}$ of SW $\frac{1}{4}$ of Section 1, Township 20 South, Range 2 East, Shelby County, Alabama. Mineral and mining rights excepted.

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