

WARRANTY DEED

STATE OF ALABAMA)
SHELBY COUNTY)

Inst # 1996-02165

KNOW ALL MEN BY THESE PRESENTS: That in consideration of Four Thousand Two Hundred and No/100 (\$4,200.00) Dollars to the undersigned grantor, F. Yvonne Patrick (herein referred to as Grantor, in hand paid by the Grantee herein, the receipt of which is hereby acknowledged, the said Grantor do by these presents, grant, bargain, sell and convey unto Alton Glass, a married man (herein referred to as Grantee), the following described real estate, situated in Shelby County, Alabama, to-wit:

The eastern one-half of the acre of ground in the SW corner of the NW 1/4 of the NE 1/4 of Section 4, Township 24, Range 13 East, lying adjacent to and being on the North side of Southern Railroad and lying adjacent to and East of the Denson Tract of Land; being situated in Shelby County, Alabama.

Subject to easements and rights-of-way of record.

Subject to property taxes for 1996 and subsequent years.

Subject to Transmission Line Permit(s) to Alabama Power Company as shown by instrument(s) recorded in Deed Book 121, Page 355, in the Probate Office of Shelby County, Alabama.

Subject to judgments against Jimmy and Jean Gothard in favor of Shelby County Health Care dated 2/12/86, 11/19/87, 6/24/88, 2/12/86, 11/19/87, 2/24/88, 6/5/92, and 7/28/92, as recorded in the Probate Office of Shelby County, Alabama.

Mineral rights and mining rights are not insured.

This instrument was prepared without benefit of survey and title examinations.

TO HAVE AND TO HOLD to the said Grantee, his heirs and assigns forever.

And we do for ourselves and for our heirs, executors, administrators covenant with the said Grantee, her heirs and assigns, that we are lawfully seized in fee simple of said premises; that they are free from all encumbrances unless otherwise noted above; that we have a good right to sell and convey the same as aforesaid; that we will and our heirs, executors and administrators shall warrant and defend the

01/22/1996-02165
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SHELBY COUNTY JUDGE OF PROBATE
003 MCD 18.00

P.O. Box 1054
Calera, AL 35040

same to the said Grantee, her heirs and assigns forever,
against the lawful claims of all persons.

IN WITNESS WHEREOF, we have hereunto set our hands and
seals this 19 day of January, 1996.

F. Yvonne Patrick
Grantor F. Yvonne Patrick

I hereby acknowledge that I understand and agree to the
terms and conditions set forth in the foregoing Warranty
Deed.

Alton Glass
Grantee Alton Glass

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 F. Yvonne
Patrick, 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 he
executed the same voluntarily on the day the same bears
date.

Given under my hand and official seal this 19 day of
January, 1996.

Roy W. Hardaway
Notary Public
My commission expires: 6/24/97

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 Alton
Glass, 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 he executed
the same voluntarily on the day the same bears date.

Given under my hand and official seal this 19 day
of JANUARY, 1996.

Roy W. Hadaway
Notary Public
My commission expires: 6/24/97

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