



JEFFERSON TITLE CORPORATION

P.O. Box 10481 • Birmingham, AL 35201 • (205) 328-8020

This instrument was prepared by

(Name) Sam Raine Jr., Executor Estate of Leon S. Shelton

(Address) P.O. Box 13142, Birmingham, Alabama 35202-3142

WARRANTY DEED

STATE OF ALABAMA

SHELBY COUNTY } KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Executors Deed of Correction. To correct the description on the Deed dated September 21st, 1995.

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, **Sam Raine Jr., as Executor of the Leon S. Shelton Estate. Shelby County Probate Case No 33-177**

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto **The heirs, Children and beneficiaries of the Will and Estate Of Leon S. Shelton, namely, Leon S. Shelton Jr., Kamin Shelton Medders and Lee Ann Shelton Pierson.**

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

THIS IS A DEED OF CORRECTION TO CORRECT DEED RECORDED IN REAL 1995 PAGE 26387, A COPY OF WHICH IS ATTACHED TO THIS DEED.

Commence at the Northwest corner of the East 1/2 of the S.W. 1/4 of the S.W. 1/4 of Section 14, Township 19 South, Range 2 West, Shelby County, AL.; Thence run South along the West line of said East 1/2 a distance of 229.97 feet; Thence turn left 88°24'35" and run East a distance of 218.97 feet; Thence turn right 42°43'35" and run Southeasterly a distance of 419.30 feet; Thence turn right 45°41' and run South a distance of 389.51 feet to the Point of Beginning; Thence continue along the last described course a distance of 260.19 feet to the Northerly Right-of-Way line of County Road #14; Thence turn left 100°25' and run Easterly along said Right-of-Way line a distance of 124.15 feet; Thence turn left 13°41' and continue along said Right-of-Way line a distance of 85.85 feet; Thence turn left 18°44'55" and continue along said Right-of-Way line a distance of 44.63 feet; Thence turn left 60°53'35" and run Northerly a distance of 99.70 feet; Thence turn left 39°05'30" and run Northwesterly a distance of 102.90 feet; Thence turn left 31°40' and run Westerly a distance of 128.10 feet to the Point of Beginning. Containing 1.06 acres, more or less.

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 24th

day of January, 19 96.

Sam Raine Jr., Executor of the Estate of Leon S. Shelton

(SEAL)

Sam Raine Jr., Executor.

Inst # 1996-03289

(SEAL)

(SEAL)

**01/31/1996-03289
01:46 PM CERTIFIED**

**SHELBY COUNTY JUDGE OF PROBATE
002 MCD 12.00**

(SEAL)

STATE OF ALABAMA

SHELBY COUNTY }

General Acknowledgment

ANTOINETTE A. RAINE

a Notary Public in and for said County,

in said State, hereby certify that **Sam Raine Jr., as executor of the Estate of Leon S. Shelton**

whose name(s) 15 signed to the foregoing conveyance, and who 15 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 24th day of January, A.D. 19 96

131 Highland Dr.
Hueytown, AL 35023

Antoinette A. Raine

Notary Public
NOTARY PUBLIC STATE OF ALABAMA AT LARGE
MY COMMISSION EXPIRES: Aug. 5, 1996.
BONDED THRU NOTARY PUBLIC UNDERWRITERS

Inst # 1996-03289

(Name) ✓ Sam Raine Jr., Executor Estate of Leon S. Shelton

(Address) P.O. Box 13142, Birmingham, Alabama 35202-3142

EXECUTOR'S WARRANTY DEED—LAWYERS TITLE INS. CORP., BIRMINGHAM, ALABAMA

STATE OF ALABAMA
COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS

09/21/1995-26387
02118 PREPARED
SHELBY COUNTY JUDGE OF PROBATE
001 NCD 12.50

Inst # 1996-03289
Inst # 1996-03289
Inst # 1995-26387

That in consideration of Fifty Thousand----- (\$50,000.00)----- DOLLARS,
Consideration is shown only to establish Fair Market Value.

to the undersigned grantor, Sam Raine Jr., as Executor of Leon S. Shelton Estate
in hand paid by Heirs and beneficiaries of the Will and Estate of Leon S. Shelton
namely Leon Shelton Jr., Kamin Shelton Medders and Lee Ann Shelton Pierson.,
ALL MARRIED PERSONS
the receipt of which is hereby acknowledged, the said Sam Raine Jr., Executor of the Estate
of Leon S. Shelton Shelby County Probate Case No. 33-177

does by these presents, grant, bargain, sell and convey unto the said Heirs and Children under Will
namely Leon Shelton Jr., Kamin Shelton Medders and Lee Ann Shelton Pierson
the following described real estate, situated in SHELBY COUNTY, ALABAMA TO-WIT:

Commence at the Northwest corner of the East 1/2 of the Southwest 1/4
of the Southwest 1/4 of Section 14, Township 19 South, Range 2 West,
Shelby County, Alabama; thence run South along the West line of said
East 1/2 a distance of 229.97 feet; thence turn left 88 deg. 24 min. 35
sec. and run East a distance of 218.97 feet; thence turn right 42 deg.
43 min. 35 sec. and run Southeasterly a distance of 419.30 feet; thence
turn right 45 deg. 41 min. and run South a distance of 389.51 feet to
the point of beginning; thence continue along the last described course
a distance of 155.19 feet; thence turn left 106 deg. 00 min. 25 sec.
and run NE a distance of 208.56 feet; thence right 106 deg. 00 min. 25
sec. and run South a distance of 105.0 feet to the Northerly right of
way line of County Road No. 14; thence turn left 132 deg. 50 min. 55
sec. and run Northeasterly along said right of way line a distance of
44.63 feet; thence turn left 60 deg. 53 min. 35 sec. and run Northerly
a distance of 99.70 feet; thence turn left 39 deg. 05 min. 30 sec. and
run Northwesterly a distance of 102.90 feet; thence turn left 31 deg.
40 min. and run Westerly a distance of 128.10 feet to the point of
beginning; being situated in Shelby County, Alabama.

Being situated in Shelby County, Alabama. Including all improvements.

A COPY OF THIS DEED HAS BEEN ENTERED INTO THE OFFICIAL RECORDS Probate Court
Case no. 33-177. A partial settlement hearing being held on September 21, 1995
and this conveyance was approved by Probate Judge Patricia Yeager Fuhrmeister
at said hearing. This conveyance to the three children of Leon S. Shelton
by the Executor of his Estate is per his wishes stated in his last Will and
testament. Therefore Sam Raine Jr., as Executor of the Leon S. Shelton Estate.
hereby certifies to the said heirs and Grantees and to all of their

heirs and assigns, that he is lawfully seized in fee simple of said premises, that they are free from all encum-
brances unless otherwise noted above, that he has a good right to sell and convey the same as aforesaid. and

Executor Sam Raine Jr., hereby certifies by this instrument that he has
followed the wishes of Leon S. Shelton as stated in his Will entered for
probate in Shelby County, Alabama Probate Court Case 33-177.

IN WITNESS WHEREOF, the said Sam Raine Jr., as Executor of the Estate
of Leon S. Shelton, Probate Court Case 33177, who is authorized to execute this conveyance,
has hereto set signature and seal, this the 21ST day of SEPTEMBER, 1995

Sam Raine Jr. Executor of the Estate
of Leon S. Shelton

By

01/31/1996-03289
01:46 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 NCD 12.00

STATE OF ALABAMA
COUNTY OF SHELBY

I, ANTOINETTE A. RAINE a Notary Public in and for said County, in
said State, hereby certify that Sam Raine Jr., Executor of the Estate of Leon Shelton
whose name as Executor
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, as Executor and with full authority,
executed the same voluntarily for and as the act of the Leon Shelton Estate

Given under my hand and official seal, this the 21ST day of SEPTEMBER, 1995