

THIS INSTRUMENT PREPARED BY:  
Keith Wheeler  
NAME 400 Century Pk.S., Suite 126  
ADDRESS B'ham, Al. 35226

Send Tax Notice To:  
Jerald E. Horton  
#23 Hwy 25  
Columbiana, Al. 35051

WARRANTY DEED (Without Survivorship) **Alabama Title Co., Inc.** BIRMINGHAM, ALA.

STATE OF ALABAMA }  
XXXXXX COUNTY }  
Shelby  
That in consideration of Fifty Six Thousand Dollars and no cents

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is hereby acknowledged, I  
or we,  
Keith R. Wheeler and Susan Amanda Wheeler, wife  
(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto

02/01/1996 10:33:24  
11 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
001 NCB 64.30

Jerald E. Horton, an unmarried man  
(herein referred to as grantee, whether one or more), the following described real estate, situated in  
Shelby County, Alabama, to-wit:

A PART OF THE SE1/4 OF THE SE1/4 OF THE SE1/4 OF SECTION 32, TOWNSHIP 21 SOUTH, RANGE 1 WEST, SHELBY COUNTY, ALABAMA, MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCE AT THE NORTHEAST CORNER OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 32, TOWNSHIP 21 SOUTH, RANGE 1 WEST, SHELBY COUNTY, ALABAMA, AND RUN THENCE SOUTH 0 DEG. 08 MIN. 38 SEC. WEST ALONG THE EAST LINE OF SAID 1/4-1/4-1/4 A DISTANCE OF 175.0 FEET TO THE POINT OF BEGINNING OF THE PROPERTY BEING DESCRIBED; THENCE CONTINUE SOUTH 0 DEG. 08 MIN. 38 SEC. WEST ALONG LAST DESCRIBED COURSE A DISTANCE OF 483.09 FEET TO AN EXISTING 2 INCH STEEL PIPE CORNER FOUND AT THE CORNER OF AN EXISTING FENCE; THENCE RUN SOUTH 85 DEG. 23 MIN. 54 SEC. WEST ALONG EXISTING FENCE LINE A DISTANCE OF 634.45 FEET TO A POINT WITHIN THE RIGHT OF WAY LIMITS OF ALABAMA HIGHWAY NUMBER 25; THENCE RUN NORTH 7 DEG. 18 MIN. 17 SEC. WEST ACROSS THE SAID HIGHWAY RIGHT OF WAY AND ALONG AN EXISTING FENCE LINE ACCEPTED BY THIS SURVEYOR AS AN OCCUPIED PROPERTY LINE FENCE BECAUSE OF THE AGE OF THE FENCE AND ITS ACCEPTANCE AS A PROPERTY LINE BY ADJACENT OWNERS IN PEACEFUL OCCUPATION OF ADJACENT PROPERTIES, A DISTANCE OF 193.09 FEET TO A POINT AT A FENCE CORNER; THENCE RUNNING WITH AND ALONG SUBJECT FENCE NORTH 3 DEG. 08 MIN. 36 SEC. WEST A DISTANCE OF 161.89 FEET TO A POINT AT A FENCE CORNER; THENCE CONTINUE ALONG AND WITH SUBJECT FENCE NORTH 5 DEG. 31 MIN. 10 SEC. EAST A DISTANCE OF 165.57 FEET TO A POINT AT A FENCE CORNER; THENCE RUN NORTH 88 DEG. 35 MIN. 25 SEC. EAST A DISTANCE OF 651.32 FEET TO THE POINT OF BEGINNING; BEING SITUATED IN SHELBY COUNTY, ALABAMA. LESS AND EXCEPT THE RIGHTS OF WAY OF ALABAMA HIGHWAY NO. 25, AND SHELBY COUNTY HIGHWAY NO. 305. LESS AND EXCEPT ANY PART OF SUBJECT PROPERTY LYING WITHIN ALABAMA HIGHWAY #25 AND SHELBY COUNTY ROAD #305.

TO HAVE AND TO HOLD to the said grantee, his, her or their heirs and assigns forever.  
And K (we) do for XXXX (ourselves) and for XXXX (our) heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that they (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that K (we) have a good right to sell and convey the same as aforesaid; that K (we) will and our executors and administrators shall warrant and defend the same to the said GRANTEES, their heirs and assigns forever, against the lawful claims of all persons.

WITNESS WHEREOF, we have hereunto set our hands(s) and seal(s), this 25th day of JANUARY, 1996.

SHELBY COUNTY JUDGE OF PROBATE  
001 NCB 64.30  
02/01/1996 10:33:24  
11 AM CERTIFIED

(Seal)  
Susan A. Wheeler  
(Seal)  
(Seal)

STATE OF ALABAMA }  
Jefferson COUNTY }

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Keith R. Wheeler and wife, Susan Amanda Wheeler whose name 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 do executed the same voluntarily on the day the same bears date.  
Given under my hand and official seal this 25th day of January, 1996.

FM #ATC-2 Crestview Assoc. Notary Public. MY COMMISSION EXPIRES OCTOBER 12, 1998

Inst # 1996-03324