

\$15,000

THIS INSTRUMENT PREPARED BY:

Send Tax Notice to:

NAME Betty Gail Kay  
ADDRESS: 220 Hickory Hills Dr.  
Alabaster, AL 35007

Earnest D. Polk  
4030 Hwy 10  
Montevallo, AL 35115

WARRANTY DEED(Without Survivorship) ALABAMA TITLE CO., INC. BIRMINGHAM, ALA

STATE OF ALABAMA  
..SHELBY.....COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of..ONE DOLLAR AND OTHER VALUABLE CONSIDERATION.....  
to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt  
whereof is acknowledged, we,

J. A. Polk and James K. Polk

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

Betty Gail Kay and Earnest D. Polk

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

The North Half of the North Half of Southwest Quarter of Southwest Quarter (N 1/2  
of N 1/2 of SW 1/4 of SW 1/4 of Section 12, Township 22 South, Range 4 West,  
containing approximately ten (10) acres, said plot being designated as the North  
Half of Plot No. 9 and the North Half of Plot No. 10 upon a map prepared by I.S.  
Gillespie, Engineer, dated April 26, 1946, and so identified and on file in the  
office of the Boothton Coal Mining Company, Boothton, Alabama, mineral and mining  
rights excepted; and the right to haul through worked out openings any coal mined  
from other lands is reserved to the grantor, its successors and assigns.

There is hereby reserved a right of way nine(9) feet in width along the  
North side of said Plots 9 and 10 and also a right of way eighteen (18) feet in  
width along the North and South centerline of said Plot Nos. 9 and 10, as a means  
of ingress and egress to and from said property and the other property shown on  
said map.

Less and except: That part of the North Half of the North Half of Southwest  
Quarter of Southwest Quarter (N 1/2 of N 1/2 of SW 1/4 of SW 1/4) Section 12,  
Township 22 South, Range 4 West and containing 6 acres more or less Off the North  
side of Plot No 9 and Plot No. 10, upon a map prepared by I S Gillespie, Engineer,  
dated April 26th,1946, and so identified and on file in the Office of the Boothton  
Coal Mining Company, Boothton, Alabama, Mineral and mining rights Excepted: and  
the right to haul through worked out openings any coal mined from other lands is  
reserved to the grantors, their successors and assigns. There is hereby reserved  
a right of way nine (9) feet in width along the north side of Plots 9 and 10 and  
also a right of way eighteen (18) feet in width along the North and South  
centerline of said Plots Nos. 9 and 10, as a means of ingress and egress to and  
from said property and the other property shown on said map.

It is the intention of the grantors to grant approximately four (4) acres to  
the grantees.

Inst # 1996-05173

02/16/1996-05173  
03:55 PM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
002 MCD 26.00

WARRANTY DEED

TO HAVE AND TO HOLD to the said grantee, his, her or their heirs and assigns forever.

And we do for ourselves and for our heirs, executors, and administrators covenant with the said GRANTEES, their 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 I 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 same to the said GRANTEES, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF....we....have hereunto set.....our.....hand and seal, this  
16<sup>th</sup> day of February, 1996.

*J. A. Polk*  
.....(Seal)  
J. A. Polk

.....(Seal)

*James K. Polk*  
.....(Seal)  
James K. Polk

.....(Seal)

STATE OF ALABAMA

*Jefferson* COUNTY

General Acknowledgment

I, *Brenda J. Melton*.....a Notary Public in and for said County in said State, hereby certify that *J. A. Polk & James K. Polk*..... whose names *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.....*have*.....executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this *16<sup>th</sup>* day of *February*.....A. D., 19*96*.

*Brenda J. Melton*  
.....  
Notary Public

*My Commission Expires  
March 17, 1997*

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