

SHELBY COUNTY ABSTRACT & TITLE CO., INC.P. O. Box 752 - Columbiana, Alabama 35051
(205) 669-6204 (205) 669-6291 Fax(205) 669-3130(Name) Emmett W. Cloud

(Address) _____

This instrument was prepared by

(Name) Mike T. Atchison, Attorney

P.O. Box 822

(Address) Columbiana, Alabama 35051

Form 1-1-87 Rev. 1-88

WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama

STATE OF ALABAMA

SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of the creation of the following described easement

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we,

Emmett W. Cloud, a married man

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

Emmett W. Cloud

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

Shelby County, Alabama, to-wit:

A 20-foot easement more particularly described as follows:

Commence at the Southeasterly corner of Lot 2, according to the survey of Blue Horizon, First Sector, as recorded in Map Book 14, Page 106, in the Probate Office of Shelby County, Alabama, thence run Northeasterly along the East line of said Lot 2, a distance of 474.33 feet to a point; thence turn an angle to the left from last described course of 18 degrees 14 minutes 48 seconds and continue in a Northerly direction along the East line of said Lot 2, a distance of 342.19 feet to the point of beginning of said 20-foot easement, which centerline is described as follows: thence turn an angle to the left of 69 degrees 48 minutes and run in a Northwesterly direction a distance of 221.69 feet to the end of said easement. Said easement being 20-feet wide, lying 10 feet on either side of said centerline.

The purpose of this easement is for water line and utility access to Lot 1, according to the survey of Blue Horizon, First Sector, as recorded in Map Book 14, Page 106, in the Probate Office of Shelby County, Alabama.

The easement shall be perpetual and shall run with the land.

04/09/1996-11612
02:19 PM CERTIFIEDSHELBY COUNTY JUDGE OF PROBATE
001 MCD 9.00

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 the said GRANTEES, 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 noted 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 GRANTEES, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set my hands(s) and seal(s), this 5th day of April, 1996

(Seal)

Emmett W. Cloud
Emmett W. Cloud

(Seal)

(Seal)

(Seal)

(Seal)

(Seal)

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 Emmett W. Cloud, a married man 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 executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 5th day of April, A. D., 1996

Notary Public.