

This instrument was prepared by

(Name) William f. Hoskins

(Address) 3437 INDIAN LAKE DRIVE

PELHAM ALA 35124
WARRANTY DEED

Send Tax Notice To: William Hoskins
name 3437 Indian LAKE DR
Pelham, Al 35124
address

STATE OF ALABAMA

Shelby COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of \$ and other consideration

\$500.00

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I
or ~~XX~~ Louise W. Hoskins

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

William F. Hoskins

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

Begin at the northeast corner of Section 2, Township 21, Range 3 West and run along said section line South 518 feet to the southeast corner of a lot deeded to grantee herein by the grantor and his wife on January 11, 1955, which deed is recorded in Deed Book 196 page 49 in the Probate Office of Shelby County, Alabama, which point is the point of beginning of the lot herein conveyed; from said beginning point run south along said section line 139 feet to the northeast corner of B. V. Tucker land; thence run south, 83 degrees and 30 minutes west 792 feet to east right of way line of Birmingham-Montgomery Highway; thence run in a northerly direction along said right of way line 139 feet to the south line of grantee's lot; thence run along the south line of said grantee's lot north, 83 deg. 30 min. East, 792 feet, more or less to the point of beginning.

The grantor herein reserves a life interest in the above described property, including the right to have the full and free use of the same during his lifetime.

04/15/1996-12101
09:09 AM CERTIFIED
SHELBY 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 GRANTEE; 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 GRANTEE, 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 2nd day of April, 1996

(Seal)

Louise W. Hoskins

(Seal)

(Seal)

(Seal)

(Seal)

(Seal)

STATE OF ALABAMA

Shelby COUNTY

General Acknowledgment

I, Jon Ellen Nix
hereby certify that Louise W. Hoskins

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 she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 2nd day of April

A. D., 1996

Jon Ellen Nix

Notary Public
MY COMMISSION EXPIRES
NOVEMBER 15, 1996