

This instrument was prepared by

HARRISON, CONWILL, HARRISON & JUSTICE
P. O. Box 557
Columbiana, Alabama 35051

GRANTEE'S ADDRESS:

Donna C. Smitherman
P.O. Box 1777
Calera, AL 35040

WARRANTY DEED

STATE OF ALABAMA
SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Fifty-Five Thousand and no/100

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

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

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

AN UNDIVIDED INTEREST IN AND TO THE FOLLOWING DESCRIBED PROPERTY, TO-WIT:

A part of Lots 4,5 & 6 of Block 27, according to Dunstan's Map of Calera, being situated in the SW $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 21, Township 22 South, Range 2 West, Shelby County, Alabama, described as follows:

Beginning at the point of intersection of the center line of Montgomery Avenue, and the center of the main line of the Southern Railroad; thence North along the centerline of Montgomery Avenue, a distance of 459 feet; thence at a right angle left a distance of 40 feet to a point of beginning at an iron pin; thence at a right angle to the right, North along the West line of said avenue a distance of 75 feet; thence at an interior angle of 89 deg. 29 min. left Westerly a distance of 150 feet to an alley; thence at an interior angle of 90 deg. 23 min. left a distance of 75 feet; thence at an interior angle of 89 deg. 27 min. left a distance of 150 feet to the point of beginning; being situated in Shelby County, Alabama.

\$44,000.00 of the above recited purchase price was paid from a mortgage executed simultaneously herewith.

Inst # 1996-14613

05/03/1996-14613
03:05 PM CERTIFIED

SHELBY COUNTY JUDGE OF PROBATE
001 MCB 20.50

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 29th
day of April, 19 96.

(SEAL)

Howell Henderson
Howell Henderson

(SEAL)

(SEAL)

Ila Henderson
Ila Henderson

(SEAL)

(SEAL)

(SEAL)

STATE OF ALABAMA

SHELBY

COUNTY

General Acknowledgment

I, the undersigned authority
in said State, hereby certify that

Howell Henderson and wife, Ila Henderson
a Notary Public in and for said County.

Whose name(s) 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, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 29th day of April, A.D. 19 96

A.D. 19 96

Notary Public