

This instrument prepared by:
John Hollis Jackson, Jr.
Attorney at Law
P. O. Box 1818
Clanton, AL 35046

Inst # 1996-18615

WARRANTY DEED

STATE OF ALABAMA

SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS: That in consideration of Twenty-Six Thousand and no/100 (\$26,000.00) Dollars to the undersigned grantors, in hand paid by the grantee herein, the receipt whereof is acknowledged, we, **Otis Dale Mitchum, a married man, Gloria June Swenson, a married woman, Gary A. Johnson, a married man, Richard Dale Johnson, a married man, and Elizabeth Mitchum Six, a married woman, all for the Estate of Bonnie Mitchum, deceased, Case #29-278** (herein referred to as grantors), grant, bargain, sell and convey unto **Mark Hawkins** (herein referred to as grantee), the following described real estate, situated in Shelby County, Alabama, to-wit:

A part of the SE $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 2, Township 24 North, Range 12 East, Shelby County, Alabama, more particularly described as follows:

Commence at the SE corner of the SE $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 2, Township 24 North, Range 12 East, Shelby County, Alabama, and run North 01 degrees, 41 minutes, 28 seconds West for 307.39 feet to the Southwesterly right of way line of Alabama Highway No. 155; thence North 54 degrees, 18 minutes, 47 seconds West along said road right of way line for 67.41 feet to a point of curve to the right, said curve having a central angle of 8 degrees, 19 minutes, 52 seconds and a radius of 1960.61 feet; thence North 50 degrees, 08 minutes, 51 seconds West along arc of said curve for 285.09 feet to point of beginning; thence South 54 degrees, 33 minutes, 17 second West for 518.04 feet; thence North 35 degrees, 26 minutes, 43 seconds West for 350.00 feet; thence North 54 degrees, 33 minutes, 17 seconds East for 485.00 feet to the Southwesterly right of way line of Alabama Highway No. 155; thence South 40 degrees, 50 minutes, 18 seconds East along said road right of way line for an arc distance of 352.03 feet to point of beginning.

Containing 4.0 acres, more or less.

The above described real estate constitutes no part of the homestead

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of any grantor herein.

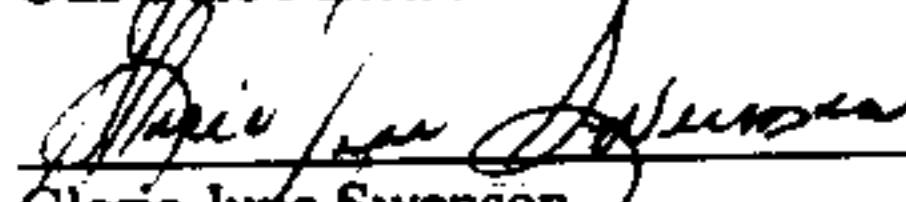
TO HAVE AND TO HOLD to the said grantee, his heirs and assigns forever.

And said grantors do for themselves and for their heirs and assigns covenant with the said grantee, his heirs and assigns, that they are lawfully seized in fee simple of said premises; that it is free from all encumbrances, unless otherwise noted above; that they have a good right to sell and convey the same as aforesaid; that they will and their heirs and assigns shall warrant and defend the same to the said grantee, his heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, we have hereunto set our hands and seals, this the 31st day of May, 1996.



Otis Dale Mitchum

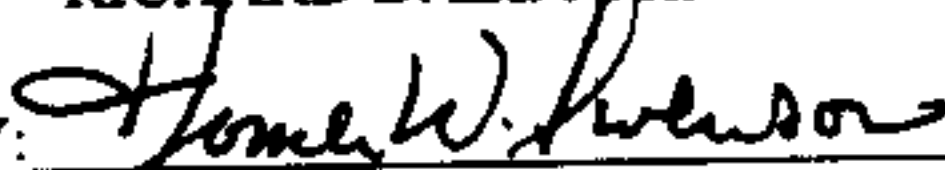


Gloria June Swenson



Gary A. Johnson

RICHARD DALE JOHNSON

BY: 
Attorney-in-Fact

ELIZABETH MITCHUM SIX

BY: 
Attorney-in-Fact

STATE OF ALABAMA

CHILTON COUNTY

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Otis Dale Mitchum, Gloria June Swenson and Gary A. Johnson, 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, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this the 31st day of May, 1996.


Notary Public

STATE OF ALABAMA

CHILTON COUNTY

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Homer W. Swenson, whose name as Attorney-in-Fact for Richard Dale Johnson, 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, he, as such officer, and with full authority, executed the same voluntarily for and as the act of said Richard Dale Johnson.

Given under my hand and official seal, this the 31st day of May, 1996.

Sammy S. Dorman
Notary Public

STATE OF ALABAMA

CHILTON COUNTY

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Otis Dale Mitchum, whose name as Attorney-in-Fact for Elizabeth Mitchum Six, 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, he, as such officer, and with full authority, executed the same voluntarily for and as the act of said Elizabeth Mitchum Six.

Given under my hand and official seal, this the 31st day of May, 1996.

Sammy S. Dorman
Notary Public

Address of Grantee:

18 Eddings Lane
Montevallo, AL 35115

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