

(Name) Gladys M. Perkins

P.O. Box 155

(Address) Shelby, AL 35143

This instrument was prepared by

(Name) WALLACE, ELLIS, FOWLER & HEAD, ATTORNEYS AT LAW

(Address) COLUMBIANA, ALABAMA 35051

Form 1-1-27 Rev. 1-68

WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama

STATE OF ALABAMA

SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS

Inst # 1996-18811

06/10/1996-18811

02:17 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
003 MCB 18.00

That in consideration of ONE AND NO/100 (\$1.00) AND OTHER GOOD AND VALUABLE CONSIDERATIONS

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I
or we, Theolphus Perkins, a married man; John Perkins, III, a married man, Linwood
Perkins and wife, Suzat Perkins; Virgil Perkins and wife, Cecelia Perkins

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

Gladys M. Perkins

(herein referred to as grantee, whether one or more), all of our undivided interests in and to the following described real estate, situated in

Shelby County, Alabama, to-wit:

Parcel 1:
Beginning at the S.W. corner of Section 13, Township 22 South, Range 1 West and run
0 deg-00'00" E and along the West line of Section 24 a distance of 70.65' to a point
on the Northerly Right-Of-Way of Heart of Dixie Railroad (100.00' R.O.W.); thence N
82 deg.-12'06" E and run a distance of 247.60' to a point on the northerly right-of-way
line of said railroad; thence N 67 deg.-07'16" E and run a distance of 259.00' to a
point on the Northerly right-of-way line of said railroad; thence N 66 deg.-52'52" E
and run a distance of 54.75' to a point on the northerly right-of-way line of said
railroad; thence leaving said right-of-way on a bearing of N 01 deg.-05'41" E and run
a distance of 166.76'; thence N 88 deg.-54'19" W and run a distance of 121.23'; thence
N 01 deg.-05'41" E and run a distance 115.79' to the Southerly right-of-way line of
Shelby County Highway 42 (80' R.O.W.); thence S 89 deg.-11'35" E and run a distance
of 121.23'; thence N 01 deg.-05'41" E and run a distance of 80.00'; thence N. 89 deg.-
27'26" W and run a distance of 75.00'; thence N 01 deg.-05'41" E and run a distance of
49.15'; thence N 88 deg.-26'49" W and run a distance of 218.94'; thence S 74 deg.-
31'50" W and run a distance of 140.52'; thence continue along the last described course
a distance of 115.22'; thence S 00 deg.-14'24" W and run a distance of 35.63'; thence
continue along last described course and run a distance of 400.19' to The Point of
Beginning. Said parcel contains 5.72 acres, more or less.

Less and except Shelby County Highway No. 42 Right-Of-Way.

Less and except a parcel of land commencing at the S.W. corner of Section 13, Township
22 South, Range 1 West; thence N 00 deg.-14'24" E and run a distance of 400.19'; thence
S 81°36'03" E and run a distance of 29.91'; thence S 08 deg.-46'40" E and run a distance
of 137.36'; thence N 60 deg.-04'43" E and run a distance of 7.56' to The Point of Beginning;
thence S 22 deg.-52'20" E and run a distance of 75.00'; thence S 83 deg.-47'15" E and run
a distance of 101.71'; thence N 39 deg.-21'50" E and run a distance of 32.29'; thence N
22 deg.-52'20" W and run a distance of 137.79'; thence S 53 deg.-34'48" W and run a
distance of 120.90' to The Point of Beginning.

PROPERTY DESCRIPTION CONTINUED ON REVERSE SIDE OF THIS DEED.

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, we have hereunto set our hands(s) and seal(s), this

day of , 19 96.

John Perkins III (Seal)
John Perkins, III
Linwood Perkins (Seal)
Linwood Perkins
Suzat Perkins (Seal)
Suzat Perkins

Theolphus Perkins (Seal)
Theolphus Perkins
Virgil Perkins (Seal)
Virgil Perkins
Cecelia Perkins (Seal)
Cecelia Perkins

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 Theolphus Perkins, 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 he executed the same voluntarily
on the day the same bears date.

Given under my hand and official seal this 14th day of

A. D., 19 96.

Mary Peggy J. Letson
Notary Public.

Parcel 2:
Lot 9 in the S 1/2 of Lot 8 in Block 35 according to survey of Shelby Highlands,
Shelby, Alabama as recorded in the Probate Office of Shelby County, Alabama. Said
survey having been made by Herman Alba, Civil Engineer. Said property being known
as the Sam Sawyer place.

SUBJECT to easements, restrictions, rights-of-way and encumbrances of record.

The property hereinabove described and conveyed does not constitute any part of
the homestead of the grantors Theolphus Perkins and John Perkins, III, and their
respective spouses.

RETURN TO:

TO

WARRANTY DEED

STATE OF ALABAMA,
County.

Judge of Probate

LAWYERS TITLE INSURANCE
CORPORATION
Title Insurance
BIRMINGHAM, ALA.

DEED TAX \$
RECORD FEE \$
TOTAL \$

STATE OF ALABAMA
COUNTY OF SHELBY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that John Perkins, III, 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 he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 22 day of May, 1996.

Conrad M. Fowler
Notary Public

STATE OF ALABAMA
COUNTY OF SHELBY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Linwood Perkins and wife, Suzat Perkins 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 31st day of May, 1996.

Peggy J. Letson
Notary Public

STATE OF ALABAMA
COUNTY OF SHELBY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Virgil Perkins and wife, Cecelia Perkins 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 1st day of May, 1996.

Peggy J. Letson
Notary Public

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