

1000.00

This instrument was prepared by:

Bruce A. Rawls, BURR & FORMAN, 3000 SouthTrust Tower, 420 North 20th Street, Birmingham, Alabama 35203

STATE OF ALABAMA

*

WARRANTY DEED

*

SHELBY COUNTY

*

KNOW ALL MEN BY THESE PRESENTS, that in consideration of One Dollar (\$1.00), love and affection, to the undersigned Grantor in hand paid by the Grantee herein, the receipt whereof is acknowledged, I, **BURL H. HOLCOMBE**, a married man, and wife, **OTHA NELL HOLCOMBE** (hereinafter referred to as Grantor, whether one or more), do grant, bargain, sell and convey unto **BURL H. HOLCOMBE** (herein referred to as Grantee) the following described real estate situated in Shelby County, Alabama, to-wit:

Commence at the northwest corner of the NW1/4 of the NE1/4 of Section 26, Township 21 South, Range 1 West, Shelby County, Alabama, run thence southerly along the west boundary of said 1/4-1/4 section a distance of 785.50 feet to a point on the southeast boundary of right-of-way of Ala. Highway No. 25 (Columbiana By-Pass), said point being the point of beginning of the property herein described; thence turn an angle of 25 deg. 55 min. to the right and along said boundary of said R.O.W. for a distance of 38.4 feet; thence turn an angle of 114 deg. 50 min. to the left for a distance of 100.0 feet; thence turn an angle of 80 deg. 30 min. to the left a distance of 77.0 feet; thence turn an angle of 83 deg. 50 min. to the left a distance of 70.0 feet to a point on the southeast R.O.W. of Ala. Highway No. 25; thence turn an angle of 80 deg. 50 min. to the left and along said R.O.W. a distance of 66.6 feet to the point of beginning.

It is the intent of this deed to convey by gift all interest of the Grantor in the aforesaid real estate to **BURL H. HOLCOMBE**.

NO TITLE OPINION REQUESTED NOR RENDERED.

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

And I do for myself, and for my heirs, executors, and administrators covenant with the said Grantee, his heirs and assigns, that I am lawfully seized in fee simple of said premises; that it is free from all encumbrances, unless otherwise noted above; that I have a good right to sell and convey the same as aforesaid; that I will and my heirs, executors and administrators 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, I have hereunto set my hand and seal this 12/14/94 day of December, 1994.


BURL H. HOLCOMBE, Grantor


OTHA NELL HOLCOMBE, Grantor

Inst # 1996-29130

227649.

09/04/1996-29130
03:39 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 NC3 12.00

Inst # 1996-29130

STATE OF ALABAMA
COUNTY OF SHELBY

I, the undersigned authority, a Notary Public in and for said County in said State, hereby certify that BURL H. HOLCOMBE and OTHA NELL HOLCOMBE, whose names are signed to the foregoing conveyance and who are known to me, acknowledged before me on this date that, being informed of the contents of said conveyance, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 24 day of DECEMBER, 1994.



Notary Public
My Commission Expires: 4/15/97

Inst # 1996-29130

09/04/1996-29130
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SHELBY COUNTY JUDGE OF PROBATE
002 HCB 12.00