

This instrument was prepared by

Conwill & Justice
P. O. Box 557
Columbiana, Alabama 35051

Grantee's address:

J. J. Nolen
1024 5th Avenue NW
Alabaster, AL 35007

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA

SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One and no/100 DOLLARS
(\$1.00) and other good and valuable consideration
to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we, (herein
J. J. Nolen and Ruby Lee Nolen, husband and wife
herein referred to as grantors) do grant, bargain, sell and convey unto
J. J. Nolen, Ruby Lee Nolen, and Linda S. Walters

(herein referred to as GRANTEES) as joint tenants with right of survivorship, the following described real estate situated in _____
Shelby _____ County, Alabama to-wit:

See legal description on attached Exhibit A.

Inst # 1996-31348

09/23/1996-31348
10:55 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
WDE HCB 12.00

The above-described property is not the homestead of Grantor or Grantor's spouse.

TO HAVE AND TO HOLD to the said GRANTEES as joint tenants with right of survivorship.

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, I/we _____ have hereunto set my/our _____ hands(s) and seal(s), this _____
day of September _____, 19 96.

WITNESSES:

Glenn Lucas (Seal)
Kathy Douglas (Seal)

(Seal)

x J. J. Nolen (Seal)
x Ruby Lee Nolen (Seal)

(Seal)

STATE OF ALABAMA

SHELBY

COUNTY

General Acknowledgment

I, _____ the undersigned _____, a Notary Public in and for said County, in said State,
hereby certify that J. J. Nolen and Ruby Lee Nolen, husband and wife
whose name (s) is/are _____ signed to the foregoing conveyance, and who is/are _____ known to me, acknowledged before me
on this day, that, being informed of the contents of the conveyance he/she/they _____ executed the same voluntarily
on the day the same bears date.

Given under my hand and official seal this 23 day of September _____ A. D., 19⁹⁶

Exhibit "A"

A part of the NE $\frac{1}{4}$ of the SE $\frac{1}{4}$ of Section 34, Township 20 South, Range 3 West, Shelby County, Alabama, more particularly described as follows:

From the Northeast corner of the NE $\frac{1}{4}$ of the SE $\frac{1}{4}$ of Section 34, Township 20 South, Range 3 West, run Westerly along the North boundary line of said $\frac{1}{4}$ - $\frac{1}{4}$ Section for 25.0 feet; thence turn an angle of 91 deg. 13 min. 39 sec. to the left and run Southerly 350.0 feet to the point of beginning of the land herein described; thence continue Southerly along last said course for 100.0 feet; thence turn an angle of 91 deg. 13 min. 39 sec. to the right and run Westerly 200.0 feet; thence turn an angle of 88 deg. 46 min. 21 sec. to the right and run Northerly 100.0 feet; thence turn an angle of 91 deg. 13 min. 39 sec. to the right and run Easterly 200.0 feet to the point of beginning; being situated in Shelby County, Alabama.

Mineral and Mining rights excepted.

Inst # 1996-31348

09/23/1996-31348
10:55 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 HCD 12.00