

This form furnished by: **Cahaba Title, Inc.**

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This instrument was prepared by:

(Name) Courtney Mason & Assoc. PC
(Address) PO BOX 360187
Birmingham, AL 35236-0187

Send Tax Notice to:

(Name) Elaine W. Beiersdoerfer
(Address) 2040 Valleydale Rd Suite 200
B'ham, AL 35244

WARRANTY DEED

STATE OF ALABAMA

Shelby

COUNTY }

KNOW ALL MEN BY THESE PRESENTS, \$ 334,500

That in consideration of the exchange of like-kind real properties DOLLARS

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt of which is hereby acknowledged, I or we,

Sherwood Stamps, a married man

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

Elaine W. Beiersdoerfer

(herein referred to as grantee, whether one or more), the following described real estate, situated in

Shelby

County, Alabama, to-wit:

See legal description attached hereto as Exhibit "A" which is incorporated herein by reference.

This Property is not the Grantor's Homestead as defined by the Code of Alabama.

Subject to existing easements, current taxes, restrictions, set-back lines and rights of way, if any, of record.

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10/31/1996-36223
09:06 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 MCD 347.50

TO HAVE AND TO HOLD, To the said GRANTEE, his, her or their heirs, or its successors 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, or its successors 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 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, or its successors 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 28th day of October, 19 96.

(Seal)

(Seal)

(Seal)

Sherwood Stamps (Seal)
Sherwood Stamps

(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 Sherwood Stamps, a married man, whose name(s) 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 28th day of October, 19 96.

My Commission Expires: 3/5/99

COURTNEY H. MASON
MY COMMISSION EXPIRES
3/5/99

Notary Public

Exhibit "A"

A parcel of land situated in the West 1/2 of the N.E. 1/4 of Section 19 Township 19 South, Range 2 East, Described as follows: Beginning at the N.W. Corner of the West 1/2 of the N.E. 1/4 of Section 19 go South 00 Degrees 21 Minutes 29 Seconds East along the West Boundary of said West 1/2 of the N.W. 1/4 of Section 19 for 1979.81 feet to the N.W. Corner of the S.W. 1/4 of the S.W. 1/4 of the NE 1/4 of said Section; thence South 89 Degrees 38 Minutes 42 Seconds East along the North Boundary of said 1/4 1/4 1/4 Section for 645.10 feet to the NE corner of said 1/4 1/4 1/4 Section; thence South 00 Degrees 21 Minutes 29 Seconds East along the East Boundary of said 1/4 - 1/4 - 1/4 Section for 659.93 feet to the S.E. Corner of said 1/4 - 1/4 - 1/4 Section; thence South 89 Degrees 38 Minutes 42 Seconds East along the South Boundary of the West 1/2 of the N.E. 1/4 of said Section for 645.10 feet to the S.E. Corner of the West 1/2 of the N.E. 1/4 of said Section; thence North 00 Degrees 35 Minutes 35 Seconds West along the East boundary of the West 1/2 of the NE 1/4 of said Section for 2651.94 feet to the N.E. Corner of the West 1/2 of the N.E. 1/4 of said Section; thence South 89 Degrees 48 Minutes 57 Seconds West along the North Boundary of the West 1/2 of the N.E. 1/4 of said Section for 1279.23 feet to the Point of Beginning. ALSO A THIRTY (30) FOOT NON-EXCLUSIVE EASEMENT. Commence at the S.W. Corner of the N.W. 1/4 of the S.W. 1/4 of the N.E. 1/4 of Section 19 and go North 00 Degrees 21 Minutes 29 Seconds West along the West Boundary of said 1/4 - 1/4 - 1/4 Section for 60.00 feet; thence South 89 Degrees 38 Minutes 31 Seconds West for 15.00 feet to the Point of Beginning of said easement; thence a parcel of land 30.00 feet in width and lying 15.00 feet either side of a line described as follows -- go South 00 Degrees 21 Minutes 29 Seconds East for 373.73 feet; thence South 12 Degrees 10 Minutes 15 Seconds West for 203.15 feet; thence South 69 Degrees 23 Minutes 40 Seconds West for 245.40 feet; thence South 38 Degrees 42 Minutes 50 Seconds West for 159.14 feet; thence South 11 Degrees 05 Minutes 20 Seconds West For 223.25 feet; thence South 50 Degrees 49 Minutes 15 Seconds West for 130.72 feet; thence South 16 Degrees 12 Minutes 00 Seconds West for 134.61 feet; thence South 49 Degrees 48 Minutes 40 Seconds West for 205.19 feet; thence South 07 Degrees 12 Minutes 09 Seconds West for 304.00 feet; thence South 17 Degrees 39 Minutes 03 Seconds West for 204.59 feet; thence South 47 Degrees 06 Minutes 15 Seconds West for 193.06 feet; thence South 04 Degrees 56 Minutes 00 Seconds West for 290.63 feet; thence South 16 Degrees 54 Minutes 15 Seconds West for 143.76 feet; thence South 43 Degrees 23 Minutes 00 Seconds West for 51.65 feet to the Northerly Boundary of the old U.S. Highway No. 280 and the end of said easement. *SS*

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