

SEND TAX NOTICE TO:

Janean W. Hayes
202 Crest Lake Drive
Birmingham, AL 35244

STATE OF ALABAMA
SHELBY COUNTY

STATUTORY WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, that in consideration of Ten Dollars (\$10.00) and other good and valuable consideration paid to the undersigned, **Charles Hayes** and **Janean Walrond Hayes**, husband and wife (the "Grantors"), by **Janean Walrond Hayes** (the "Grantee"), the receipt of which is hereby acknowledged, the Grantors do hereby grant, bargain, sell and convey unto the Grantee all of the Grantors' right, title and interest in and to the following described real estate situated in Shelby County, Alabama, to-wit:

SW 1/4 of NW 1/2 and all of NW 1/4 of SW 1/4 north of right of way of the Louisville & Nashville Railroad in Section 17; S 1/2 of NE 1/4; SE 1/4 of NW 1/4, part of NE 1/4 of SE 1/4 north of Louisville & Nashville Railroad right of way; W 1/2 of NE 1/4 and E 1/2 of NE 1/4 of NE 1/4 lying South of the dirt road, all in Section 18. All of the above described lands being located in Township 22 South and Range 1 West in Shelby County, Alabama, and whether or not fully and completely described herein, being all of the property located in Shelby County, Alabama, belonging to Dr. Charles M. Hayes at the time of his death.

Together with all the rights, tenements, hereditaments and appurtenances thereto belonging or in any way appertaining.

This conveyance is subject to:

1. All easements, restrictions and encumbrances of record.
2. Ad valorem taxes for the 1997 tax year and all subsequent years.

TO HAVE AND TO HOLD to the Grantee, her heirs and assigns forever.

1
11/12/1996-37503
02:38 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 SNA 250.00

Appraised Value: \$239,000

Inst # 1996-37503

IN WITNESS WHEREOF, Charles Hayes and Janean Walrond Hayes have hereby set their respective hand and seal, this 7 day of November, 1996.

Charles Hayes
CHARLES HAYES

Janean Walrond Hayes
JANEAN WALROND HAYES

STATE OF ALABAMA)
JEFFERSON COUNTY)

I, the undersigned authority, a Notary Public in and for said county in said state, hereby certify that Charles Hayes and Janean Walrond Hayes, whose names are signed to the foregoing instrument, and who are known to me, acknowledged before me on this day that, being informed of the contents of said instrument, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 7th day of November, 1996.

Dawn H. Sharff
Notary Public

AFFIX SEAL

My commission expires: 1-4-99

This instrument Prepared by:

Dawn Helms Sharff
WALSTON, STABLER, WELLS,
ANDERSON & BAINS
505 N. 20th Street, Suite 500
P.O. Box 830642
Birmingham, Alabama 35283-0642
(205) 251-9600

2
11/12/1996-37503
02:38 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 SNA 250.00

Inst # 1996-37503