

Ms. Mildred Tidwell
1878 Highway 86
Calera, AL 35040

This Instrument was prepared by:
WALLACE, ELLIS, FOWLER & HEAD
P. O. Box 587
Columblana, AL 35051

QUITCLAIM DEED

STATE OF ALABAMA
SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS:



That in consideration of One and no/100 Dollar (\$1.00) and other good and valuable consideration to the undersigned grantors, in hand paid by the grantee herein, the receipt whereof is acknowledged, we, **Joseph Warner and wife, Julia Warner** (herein referred to as grantor), hereby remise, release, quit claim, grant, sell and convey unto **Mildred Tidwell** (herein referred to as grantee), the following described real estate, situated in Shelby County, Alabama, to-wit:

All of the NE 1/4 of SW 1/4 of Section 18, Township 22 South, Range 1 West, lying South and West of L & N Railroad right of way, said right of way currently owned by Heart of Dixie Railroad Museum, situated in Shelby County, Alabama.

Also, the of SE 1/4 of the SW 1/4 of Section 18, Township 22 South, Range 1 West, situated in Shelby County, Alabama. LESS AND EXCEPT that parcel heretofore conveyed to Faye Nell Erwin by deed dated May 20, 1985, and recorded at Real Book 27, page 857, office of Judge of Probate of Shelby County, Alabama, and that parcel heretofore conveyed to Faye Nell Erwin by deed dated June 5, 1988, and recorded at Real Book 29, page 918, office of Judge of Probate of Shelby County, Alabama, and that parcel heretofore conveyed to Faye Nell Erwin by deed dated December 9, 1991, and recorded at Real Book 337, page 216, office of Judge of Probate of Shelby County, Alabama.

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

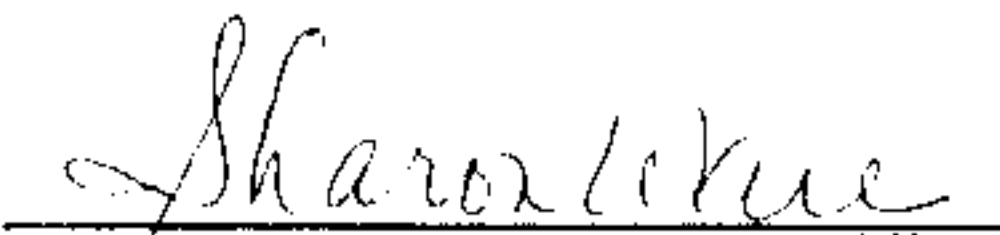
IN WITNESS WHEREOF, we have hereunto set our hands and seals, this 12th day of November, 1996.

 (SEAL)
Joseph Warner
 (SEAL)
Julia Warner

STATE OF ALABAMA
SHELBY COUNTY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that **Joseph Warner and wife, Julia Warner**, 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 12th day of November 1996.


Notary Public
Comm. expires 3/13/2000
Inst. # 1996-37735

11/14/1996-37735
11:14 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 MCD 9.50

Inst # 1996-37735