

STATE OF ALABAMA

COUNTY OF SHELBY

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, that in consideration of Sixteen Thousand and NO/100 (\$16,000.00) Dollars and other good and valuable consideration to the undersigned, **Harold Miller** and wife, **Julia Miller** herein referred to as Grantors, in hand paid by **J. G. Tucker**, a single man herein referred to as Grantee, the receipt of which is acknowledged, the said Grantors do hereby grant, bargain, sell and convey unto the Grantee, the following described real estate, situated in Shelby County, Alabama, to-wit:

From the Southeast corner of the Northeast 1/4 of the Southwest 1/4 of Section 3, Township 19 South, Range 2 East run North a distance of 1528.63 feet; thence left 89 deg. 12 min. 20 sec. a distance of 663.04 feet; thence left 93 deg. 57 min. 55 sec. a distance of 753.39 feet to the point of beginning; thence continue in a straight line a distance of 325.35 feet; thence right 92 deg. 37 min. 57 sec. a distance of 877.99 feet; thence right 89 deg. 08 min. 21 sec. a distance of 265.03 feet; thence right 90 deg. 51 min. 39 sec. a distance of 368.99 feet; thence left 88 deg. 40 min. 01 sec. 60.02 feet; thence right 88 deg. 40 min. 01 sec. a distance of 496.64 feet to the point of beginning. Said property contains 6 acres more or less. LESS and EXCEPT a right of way for Colonial Pipeline as shown on survey.

Title not examined by Preparer.

Description furnished by Grantors from a survey by Peavy Land Surveying dated May 3, 1992.

Property is not the homestead property of the Grantors.

TO HAVE AND TO HOLD unto the said Grantee, his heirs and assigns forever; it being the intention of the parties to this conveyance that the interest in fee simple shall pass to the heirs and assigns of the Grantee herein.

And the Grantors do for themselves and for their heirs, executors, and administrators covenant with the said Grantee, his heirs and assigns, that they are lawfully seized in fee simple of said premises; that they have a good right to sell and convey the same as aforesaid; that they will and their 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 except as herein stated.

Wherever used herein the singular number shall include the plural, the plural shall include the singular, the use of any gender shall include other genders, when applicable, and related words shall be changed to read as appropriate.

IN WITNESS WHEREOF, the undersigned Grantors have hereunto set their hands and seals this the 16 day of May, 1996.

*Harold Miller*  
Harold Miller

*Julia Miller*  
Julia Miller

STATE OF ALABAMA,  
TALLADEGA COUNTY.

I, the undersigned authority, in and for said County, in said State, hereby certify that, Harold Miller and wife, Julia Miller whose names is signed to the foregoing instrument and who are known to me, acknowledged before me on this day that being informed of the contents of this instrument, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 16<sup>th</sup> day of May, 1996.

*Janice E. Stephens*  
NOTARY PUBLIC

My Commission Expires:

Please send tax notice to:

This document prepared by:

A. Bruce Graham  
Attorney-at-Law  
803 3rd St. S. W.  
P. O. Drawer 307  
Childersburg, Alabama 35044

J. G. Tucker

MY COMMISSION EXPIRES FEBRUARY 4, 1997

Inst # 1996-37782

11/14/1996-37782  
03:48 PM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
001 MCD 24.50

Inst # 1996-37782