

This instrument was prepared by:

(Name) GENE W. GRAY, JR.

(Address) 2100 SOUTHBRIDGE PARKWAY, #638
BIRMINGHAM, ALABAMA 35209

Send Tax Notice To: JOSEPH D. GOTHARD
name

4297 HIGHWAY 26
address

WARRANTY DEED-

COLUMBIANA, ALABAMA 35051

STATE OF ALABAMA
Jefferson COUNTY }

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of FIFTY NINE THOUSAND NINE HUNDRED AND NO/100-----
-----DOLLARS (\$59,900.00)
to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I
or we, MARK A. PEEPLES, A MARRIED PERSON

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto JOSEPH D. GOTHARD AND WIFE,
WENDY C. GOTHARD

(herein referred to as grantee, whether one or more), the following described real estate, situated in SHELBY County, Alabama.
to-wit:

THE PROPERTY CONVEYED HEREIN IS DESCRIBED ON EXHIBIT "A", ATTACHED HERETO AND
MADE A PART HEREOF.

SUBJECT TO:

ADVALOREM TAXES FOR THE YEAR 1997 WHICH ARE A LIEN, BUT NOT DUE AND PAYABLE
UNTIL OCTOBER 01, 1997.
TRANSMISSION LINE PERMIT(S) TO ALABAMA POWER COMPANY AS SHOWN BY INSTRUMENT(S)
RECORDED IN DEED BOOK 130 PAGE 254.

\$57,157.00 OF THE CONSIDERATION WAS PAID FROM THE PROCEEDS OF A MORTGAGE LOAN.

THE PROPERTY CONVEYED HEREIN DOES NOT CONSTITUTE THE HOMESTEAD OF THE GRANTOR, NOR
HIS SPOUSE.

Inst # 1996-38502

11/21/1996-38502
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SHELBY COUNTY JUDGE OF PROBATE
002 MCD 14.00

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

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 person.

IN WITNESS WHEREOF, I have hereunto set my hand(s) and seal (s), this 13th
day of November, 19 96

_____(Seal) Mark A. Peoples (Seal)
_____(Seal) MARK A. PEEPLES
_____(Seal) _____ (Seal)
_____(Seal) _____ (Seal)

STATE OF ALABAMA
Jefferson COUNTY }

General Acknowledgment

I, GENE W. GRAY, JR., a Notary Public in and for the said County, in said State, hereby certify that
MARK A. PEEPLES
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 hands and official seal this 13th day of November, A.D. 19 96

GENE W. GRAY, JR.

Notary Public

EXHIBIT "A"

A parcel of land in the NE 1/4 of the SE 1/4 of Section 14, Township 21 South, Range 2 West, Shelby County, Alabama, described as follows: Commence at the NW corner of the NE 1/4 of the SE 1/4 of Section 14, Township 21 South, Range 2 West, thence South 89 deg. 22 min. 54 sec. East for a distance of 181.58 feet; thence North 88 deg. 33 min. 53 sec. East a distance of 105.22 feet to the point of beginning; thence South 28 deg. 36 min. 43 sec. West for a distance of 207.05 feet to a point on the Northeasterly right of way line of Shelby County Highway No. 26 (80 foot right of way); thence South 61 deg. 40 min. 32 sec. East along said right of way for a distance of 235.05 feet; thence North 02 deg. 53 min. 23 sec. West and leaving said right of way for a distance of 295.99 feet; thence South 88 deg. 33 min. 53 sec. West for a distance of 87.32 feet to the point of beginning; being situated in Shelby County, Alabama.

M.A.P.

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