

Value = \$300,00.00

THIS INSTRUMENT PREPARED (WITHOUT
THE BENEFIT OF A TITLE SEARCH) BY:
John W. Gant, Jr.
Lange, Simpson Robinson
& Somerville
1700 First Alabama Bank Bldg.
Birmingham, Alabama 35203

SEND TAX NOTICE TO:
Mrs. Rosemary S. Smitherman
921 57th Street South
Birmingham, Alabama 35212

STATUTORY WARRANTY DEED

STATE OF ALABAMA)
SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS: That in consideration of One
(\$1.00) Dollar, and other good and valuable consideration, the
receipt and sufficiency of which are hereby acknowledged, I,

ROSEMARY S. SMITHERMAN, an unmarried woman

(herein referred to as "Grantor"), do grant, bargain, sell, and
convey unto

**ANN S. SANDERS, CHRISTINE SANDERS McKIERNAN,
AND KENNETH FITTS SANDERS**

(herein referred to as "Grantee"), as tenants in common, with
each receiving an undivided one-third (1/3) interest in and to,
the following described real estate, situated in Shelby County,
Alabama, to-wit:

Parcel One:

The Northwest quarter (NW 1/4) of the Southwest quarter (SW
1/4) of Section One (1), Township Eighteen (18) South, Range
One (1) East, excepting therefrom any mineral and mining
rights heretofore reserved of record.

Parcel Two:

Begin at the NW corner of the SW 1/4 of the SW 1/4 of
Section 1, Township 18, Range 1 East, and run thence South
210 feet; thence run East and parallel to the north line of
said forty 1320 feet to the East line of said forty; thence
run North along the East line of said forty 210 feet to the
NE corner of said forty; thence run West along the North
line of said forty 1320 feet to the point of beginning,
containing 6.36 acres, more or less.

Parcel Three:

Begin at the SE corner of the SE 1/4 of the SE 1/4 of
Section 2, Township 18, Range 1 East, and run thence north
along the East line of said forty 1320 feet, more or less,
to the NE corner of said forty; thence run West along the

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North line of said forty a distance of 880 feet; thence run South and parallel with the East line of said forty a distance of 880 feet, more or less, to the point of beginning, said parcel containing 26 2/3 acres, more or less.

Parcel Four:

The SW 1/4 of the NW 1/4 of Section 1, Township 18 South, Range 1 East. Minerals and mining rights excepted.

Parcel Five:

Surface rights in and to the NW 1/4 of the NW 1/4 of Section 1, Township 18 South, Range 1 East.

SUBJECT TO:

1. Ad valorem taxes for the year 1996, which are not due and payable until October 1, 1996, and taxes for all subsequent years.
2. All easements, conditions, limitations and restrictions of record.

THE PROPERTY CONVEYED HEREIN DOES NOT CONSTITUTE ANY PART OF THE HOMESTEAD OF GRANTOR.

TO HAVE AND TO HOLD to the said Grantee, her heirs, executors, administrators, personal representatives and assigns, forever.

IN WITNESS WHEREOF, I have hereunto set my hand and seal as of 21 day of Dec 1996, 1996.

 (Seal)
ROSEMARY S. SMITHERMAN

STATE OF ALABAMA)
JEFFERSON COUNTY)

GENERAL ACKNOWLEDGMENT

I, the undersigned Notary Public in and for said County in said State, hereby certify that ROSEMARY S. SMITHERMAN, whose name 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, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal as of the 31st day of DECEMBER, 1996.

John W. Sanff
Notary Public
My Commission Expires: 2/16/98

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