

HARRISON, CONWILL, HARRISON & JUSTICE
P. O. Box 557
Columbiana, Alabama 35051

WARRANTY DEED

STATE OF ALABAMA
Shelby

COUNTY

KNOW ALL MEN BY THESE PRESENTS:

\$1000.00

That in consideration of One Hundred and no/100-----Dollars
and other good and valuable consideration

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we,

Ella Mae Davis Benefield and husband, George Benefield
(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto

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

A lot or parcel of land situated in the SW¹/₄ of the SW¹/₄ of Section 36,
Township 18 South, Range 2 East, and being more particularly described
as follows: Commence at the Northeast corner of the above said
quarter-quarter; thence run South 72 deg. 15 min. West a distance of
407.44 feet; thence turn 35 deg. 41 min. to the left and run South 36
deg. 34 min. West a distance of 212.86 feet to a point on the Westerly
side of a County Gravel Road; thence turn 39 deg. 50 min. to the right
and run South 76 deg. 24 min. West a distance of 420.0 feet; thence
turn 87 deg. 00 min. to the right and run North 16 deg. 36 min. West
a distance of 105.0 feet; thence turn 93 deg. 00 min. to the right and
run North 76 deg. 24 min. East a distance of 212 feet to the point of
beginning of the property herein described; thence continue along last
described course a distance of 208 feet to a point on the Westerly side
of said road; Said line being the South line of the property herein
conveyed; thence turn left and run in a Northwesterly direction along
the side of said County Gravel Road a distance of 208 feet; thence
run in a Southwesterly direction, parallel to the South line of said
property previously described 208 feet to a point; thence run in a
Southeasterly direction, parallel to the West side of said chert road
to the point of beginning of the property herein conveyed.

Grantee's address:

P. O. Box 89
Vincent, Alabama 35178

01/07/1997-00619
12:15 PM CERTIFIED
JUDGE OF PROBATE
9.50

TO HAVE AND TO HOLD to the said grantee, his, her or their heirs and assigns
And I (we) do, for myself (ourselves) and for my (our) heirs, executors and administrators, covenant with said grantee, his, her or 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 stated,
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 grantee, his, her or their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I (we) have hereunto set my (our) hand(s) and seal(s) this
day of January, 19 97.

(SEAL) Ella Mae Benefield (SEAL)
Ella Mae Davis Benefield
(SEAL) George Benefield (SEAL)
George Benefield
(SEAL) Mary Cunningham (SEAL)
Mary Cunningham (Daughter)

STATE OF Alabama
Shelby COUNTY

General Acknowledgment

I, the undersigned authority, a Notary Public in and for said County,
in said State, hereby certify that Ella Mae Davis Benefield and husband, George Benefield

Whose name(s) 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 7th day of January, A.D. 19 97
Michael P. Kidd
Notary Public

Inst # 1997-00619