

This Form Provided By

SEND TAX NOTICE TO:

SHELBY COUNTY ABSTRACT & TITLE CO., INC.

P. O. Box 752 - Columbiana, Alabama 35051
(205) 669-6204 (205) 669-6291 Fax(205) 669-3130

(Name) James R. Roper
P.O. Box 16
(Address) Vincent, Alabama 35178

This instrument was prepared by

(Name) Mike T. Atchison, Attorney
P.O. Box 822
(Address) Columbiana, Alabama 35051

Form 1-1-87 Rev. 1-88

WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama

STATE OF ALABAMA

SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Five Hundred and no/100-----DOLLARS

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

Lois Roper, an unmarried widow

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto

James R. Roper and Harold W. Roper

(herein referred to as grantee, whether one or more), the following described real estate, situated in

Shelby County, Alabama, to-wit:

Two acres in the Northeast corner of the Northwest Quarter of the Southwest Quarter of Section 28, Township 20 South, Range 1 East, described as follows, to-wit: Commencing at the Northeast corner of said Northwest Quarter of the Southwest Quarter of said Section 28, Township 20 South, Range 1 East, and run thence West 420 feet to a point; run thence South 210 feet to a point; run thence East 420 feet to the East line of said forty; run thence North a distance of 210 feet, more or less, to the point of commencement.

Situated in Shelby County, Alabama.

Lois Roper is the surviving grantee in that certain deed recorded in Deed Book 349, Page 181, in Probate Office of Shelby County, Alabama; the other grantee, Weaver Roper, having died on or about the 21st day of August, 1996.

Subject to taxes for 1997 and subsequent years, easements, restrictions, rights of way, and permits of record.

Inst # 1997-02014

01/21/1997-02014
10:30 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
9.00

TO HAVE AND TO 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 persons.

IN WITNESS WHEREOF, I have hereunto set my hands(s) and seal(s), this 15th day of January, 1997.

(Seal)

Lois Roper
Lois Roper

(Seal)

(Seal)

(Seal)

(Seal)

(Seal)

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 Lois Roper 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 executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 15th day of January, 1997.

Notary Public