

This Instrument was prepared by:
CONWILL & JUSTICE, P.C.
Attorneys at Law
P.O. Box 557
Columbiana, Alabama 35051

Send Tax Notice To:
AECLECTIC, L L C
1624 Hwy 303
Shelby, Al 35143

W A R R A N T Y D E E D

STATE OF ALABAMA }

COUNTY OF SHELBY }

KNOW ALL MEN BY THESE PRESENTS, That in consideration of Fifty-One Thousand and no/100 (\$51,000.00) to the undersigned grantors, in hand paid by the grantee herein, the receipt whereof is acknowledged, We, **RODNEY Y. SHIFLETT and wife, ANGELA SHIFLETT**, (herein referred to as grantors), grant, bargain, sell and convey unto **AECLECTIC, L.L.C.** (herein referred to as grantee), the following described real situated in **SHELBY** County, Alabama, to-wit:

Commence at the NW corner of Section 26, Township 21 South, Range 1 West; thence run South along the West line of said Section a distance of 1307.43 feet to the SE right-of-way line of the Southern Railroad; thence turn an angle of 124 degrees 06 minutes 19 seconds to the left and run along said Railroad right-of-way a distance of 320.96 feet to the point of beginning; thence continue along said Railroad right-of-way a distance of 90.0 feet; thence turn an angle of 105 degrees 07 minutes 26 seconds to the right and run a distance of 257.29 feet to a point on the North right-of-way of Alabama State Hwy. No. 70; thence turn an angle of 96 degrees 00 minutes 04 seconds to the right and run along said Hwy. right-of-way a distance of 98.00 feet; thence turn an angle of 86 degrees 42 minutes 30 seconds to the right and run a distance of 223.82 feet to point of beginning. Situated in Shelby County, Alabama.

The above recited purchase price was paid from a mortgage executed simultaneously herewith.

Inst # 1997-02054

01/21/1997-02054
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SHELBY COUNTY JUDGE OF PROBATE
002 NCD 13.00

GNBSC/ David Plaz

Inst # 1997-02054

TO HAVE AND TO HOLD to the said grantee, its successors and assigns forever.

And We do, for ourselves and for our heirs, executors and administrators, covenant with said grantee, its successors and assigns, that, We are lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise stated above; that We have a good right to sell and convey the same as aforesaid; that We will, and our heirs, executors and administrators shall warrant and defend the same to the said grantee, its successors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, We have hereunto set our hands and seals this 17th day of January, 1997.

Rodney Y. Shiflett
Rodney Y. Shiflett

Angela Shiflett
Angela Shiflett

STATE OF ALABAMA }
COUNTY OF SHELBY .

I, the undersigned authority, a Notary Public in and for said County in said State, hereby certify that Rodney Y. Shiflett and wife, Angela Shiflett, whose names 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 our hands and official seals this 17th day of January, 1997.

William R. Guster
Inst # 1997-002054 9/12/99
Notary Public
01:33 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 MCD 13.00

