

SHELBY COUNTY ABSTRACT & TITLE CO., INC.

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

(Name) Leon McNeal

(Address) 180 Lewis Road
Columbiana 35051

This instrument was prepared by

(Name) Mike T. Atchison, Attorney at Law

(Address) Post Office Box 822, Columbiana, AL 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 SIX THOUSAND AND NO/100-----(\$6,000.00)

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

Larry Farr and wife, Jo Farr,

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

Leon DeWayne McNeal, a Single man,

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

Commence at the NE corner of the NE 1/4 of the SW 1/4 of Section 28, Township 21 South, Range 1 East; thence Westerly along the North line of said 1/4-1/4 153.68 feet to a point, being the Northeast corner of Nellie McNeal property as recorded in Real Record 330, Page 311, in Probate Office; thence Southwesterly along the East line of said McNeal property 299.06 feet to a point being the Southeast corner of said McNeal property; thence run Easterly parallel to the North line of said 1/4-1/4 Section a distance of 209.60 feet to the East line of said 1/4-1/4 Section; thence Northerly along said East line of said 1/4-1/4 Section 295 feet to the point of beginning. Situated in Shelby County, Alabama.

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

Inst # 1997-03464

02/03/1997-03464
11:04 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, we have hereunto set our hands(s) and seal(s), this 31st day of January, 1997

(Seal)

Larry O Farr (Seal)
Larry Farr

(Seal)

(Seal)

Jo Farr (Seal)
Jo Farr

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 Larry Farr and wife, Jo Farr, 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 31st day of January, A. D., 1997

Mike T. Atchison
My Commission Expires: 10/16/2000 Notary Public

Inst # 1997-03464