

This instrument was prepared by:

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TITLE NOT EXAMINED
Legal Description
Furnished by Grantee

WARRANTY DEED

TAX VALUE \$500

STATE OF ALABAMA)

SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of ten dollars (\$10.00) and other good and valuable consideration, to the undersigned Grantor in hand paid by the Grantee herein, the receipt of which is hereby acknowledged, **Towannah D. Bishop, as Personal Representative of the Estate of Clarence Ethridge Bishop, III, Deceased, GRANTOR** herein, does hereby grant, bargain, sell and convey unto **Towannah D. Bishop, GRANTEE** herein, in fee simple, the following described real estate situated in Shelby County, Alabama, to wit:

Begin at the SW corner of the E1/2 of the E1/2 of the NW 1/4 of Section 27, Township 19 South, Range 2 West, and run northerly along the west side of the said E1/2 of the E1/2 for 1703.94 feet to the point of beginning. Then continue along the last described course for 226.75 feet, then turn an angle of 97 degrees 27 minutes 26 seconds to the right and run easterly for 167.60 feet, then turn an angle of 82 degrees 32 minutes 34 seconds to the right and run southerly for 209.49 feet, then turn an angle of 91 degrees 33 minutes to the right and run westerly for 116.25 feet back to the point of beginning.

Subject to right-of-way to Alabama Power Company granted by instrument recorded in Deed Book 133, Page 171.

Subject to all other easements, restrictions and rights-of-way of record.

THIS DEED IS GIVEN PURSUANT TO THE TERMS OF THAT CERTAIN DECREE OF FINAL SETTLEMENT ENTERED ON DECEMBER 2, 1996, IN THE PROBATE COURT OF SHELBY COUNTY, ALABAMA. CASE NUMBER: 33-251, IN THE MATTER OF THE ESTATE OF CLARENCE ETHRIDGE BISHOP, III, DECEASED.

TO HAVE AND TO HOLD unto the said Grantee, in fee simple, and to Grantee's heirs and assigns in fee simple, forever.

02/10/1997-04303
10:55 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 NC3 11.30

Inst # 1997-04303

And I do, for myself and for my heirs, executors and administrators, covenant with said grantee, his, her or their heirs and assigns, that I am lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise stated above; that I have a good right to sell and convey the same as aforesaid; that I will, and my 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 have hereunto set My hand(s) and seal(s), this 6TH day of FEBRUARY, 1997.

Towannah D. Bishop (Seal)
TOWANNAH D. BISHOP, as Personal
Representative of the Estate of
Clarence Ethridge Bishop, III,
Deceased

STATE OF ALABAMA)

COUNTY OF SHELBY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Towannah D. Bishop, whose name as Personal Representative of the Estate of Clarence Ethridge Bishop, III, Deceased, 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 date the same bears date.

Given under my hand and official seal this 6TH day of FEBRUARY, A.D., 1997.

Catherine L. Creamer (Whitworth)
Notary Public

Inst # 1997-04303

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02/10/1997-04303
10:55 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 HCB 11.50