

(Name) Billie Jo Henderson

(Address) _____

This instrument was prepared by

(Name) B. CHRISTOPHER BATTLES

(Address) 3150 HIGHWAY 52 WEST

PELHAM, AL 35124

Form 1-1-27 Rev. 1-44

WARRANTY DEED- MAGIC CITY TITLE COMPANY, INC. BIRMINGHAM, ALABAMA

STATE OF ALABAMA
SHELBY COUNTY }

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of FORTY THOUSAND AND NO/100-----(\$40,000.00)-----DOLLARS

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

Joel D. Henderson, an unmarried man

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

Billie Jo Henderson

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

Legal Description is attached hereto, made a part hereof,
incorporated herein and marked Exhibit "A"

Subject to existing easements, restrictions, set-back lines, rights of way,
limitations, if any, of record.

This deed was prepared at the request of the grantor and grantee with no prior title
examination having been made.

03/26/1997-09239
10:44 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 SNA 51.00

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 24th
day of March, 1997.

(Seal)

Joel D. Henderson (Seal)
Joel D. Henderson

(Seal)

(Seal)

(Seal)

(Seal)

STATE OF ALABAMA
SHELBY COUNTY }

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State,
hereby certify that Joel D. Henderson, an unmarried man
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 he executed the same voluntarily
on the day the same bears date.

Given under my hand and official seal this 24th day of March, A. D., 19 97

[Signature]
Notary Public.

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EXHIBIT "A"

A tract of land situated in the Southeast 1/4 of Northeast 1/4 of Section 21, Township 20 South, Range 3 West, Shelby County, Alabama and known as part of Mullins Addition to Helena Subdivision as recorded in the Office of the Judge of Probate of Shelby County, Alabama; more particularly described as follows: Begin at the Southeast corner of the Southeast 1/4 of Northeast 1/4; thence West along the south line thereof a distance of 516.0 feet; thence an angle right of 89 deg. 16 min. 30 sec. and run in a northerly direction a distance of 423.40 feet to the north line of said Lot 24; thence an angle right of 90 deg. 58 min. 40 sec. and run in an easterly direction along the north line of Lot 24, a distance of 516.03 feet to the northeast corner of the east line of Section 21; thence an angle right of 89 deg. 01 min. 20 sec. and run in a southerly direction along said east line a distance of 421.12 feet to the point of beginning; being situated in Shelby County, Alabama. Mineral and mining rights excepted.

This conveyance includes the right to use the right of way across and upon Lot 4, Block 2, Mullins Addition to Helena, as recorded in Map Book 3, page 56, which was given to Kenneth L. Mullins and wife, Irene S. Mullins in the certain deed recorded in deed Book 250 page 331 in the Probate Office of Shelby County, Alabama.

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