

SEND TAX NOTICE TO:  
JAMES PAUL TATE  
168 GALLUPS CROSSROADS  
HARRERSVILLE, AL 35078

Inst # 1997-15644

This instrument was prepared by:  
Patrick F. Smith, Attorney  
Strickland & Smith  
4 Office Park Circle, Suite 212  
Birmingham, Alabama 35223

## WARRANTY DEED

STATE OF ALABAMA     )  
SHELBY COUNTY         )     KNOW ALL MEN BY THESE PRESENTS,

That in consideration of FORTY-EIGHT THOUSAND EIGHT HUNDRED THIRTY-ONE and No/100's (\$48,831.00) DOLLARS to the undersigned grantor in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, I, HENRY E. FLOREY, JR., a married man (hereinafter grantor), do grant, bargain, sell and convey unto JAMES PAUL TATE and GLORIA N. TATE, (hereinafter GRANTEES) as joint tenants with right of survivorship, all of my right, title and interest in the following described real estate, situated in SHELBY COUNTY, ALABAMA.

### SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION

Subject to current taxes, all matters of public record, including, but not limited to easements, restrictions of record, and other matters which may be viewed by observation.

This property is not the homestead of the grantor or his spouse.

TO HAVE AND TO HOLD unto the said GRANTEES, their heirs and assigns, forever And I do for myself and for my heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that I am lawfully seized in fee simple of said premises; that it is free from all encumbrances, unless otherwise noted 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 GRANTEES, their heirs and assigns forever, against the lawful claims of all persons

IN WITNESS WHEREOF, I have hereunto set my hand and seal this 7 day of March, 1997

  
HENRY E. FLOREY, JR.

Inst # 1997-15644

05/20/1997-15644  
09:22 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
802 HCB 60.00

STATE OF ALABAMA     )  
JEFFERSON COUNTY     )

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that HENRY E. FLOREY, JR. 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/she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 7 day of March, 1997.


  
Notary Public  
Commission Expires: 10-06-1997

Exhibit "A" Legal Description

The NW1/4-SW1/4 of Section 19, Township 19 South, Range 3 East, Shelby County, Alabama being more particularly described as follows: From the Southwest corner of Section 19, Township 19 South, Range 3 East proceed N 00°14'32" W along the West boundary of said Section 19 for a distance of 1325.71 feet to the POINT OF BEGINNING, said point being the Southwest corner of said NW1/4-SW1/4; thence from said POINT OF BEGINNING continue along the aforementioned West boundary of said Section 19 N 00°14'32" W for a distance of 1325.71 to the Northwest corner of said NW1/4-SW1/4; thence proceed S 89°55'44" E along the North boundary of said NW1/4-SW1/4 for a distance of 1321.05 feet to the Northeast corner of said NW1/4-SW1/4; thence proceed S 00°14'32" E parallel to the West boundary of said NW1/4-SW1/4 for a distance of 1326.14 feet to the Southeast corner of said NW1/4-SW1/4; thence proceed N 89°54'37" W along the South boundary of said NW1/4-SW1/4 for a distance of 1321.05 feet, back to the POINT OF BEGINNING.

The above NW1/4-SW1/4 is located in Section 19, Township 19 South, Range 3 East, Shelby County, Alabama.

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