

SHELBY COUNTY ABSTRACT & TITLE CO., INC.

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

(Name) Belva Rogers

(Address) 314 McClure Dr
Wilsonville, AL 35186

This instrument was prepared by

(Name) Mike T. Atchison, Attorney at Law

(Address) P O Box 822, Columbiana, AL 35051

Form 1-1-87 Rev. 1-86

WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama

STATE OF ALABAMA

SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Sixty Nine Thousand and no/100

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

FRANK A. LYNCH, a married man,

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

BELVA K. GUNN ROGERS,

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

PARCEL II:
Lot 10, Sector C, according to the survey of The Homestead as recorded in Map Book 8, Page 167 in the Probate Office of Shelby County, Alabama, and the following described parcel:
Commence at the Northeast corner of Section 18, Township 21 South, Range 2 East; thence run South 87 degrees 03 minutes 59 seconds West for 609.92 feet; thence run South 01 degrees 46 minutes 31 seconds East for 4185.83 feet; thence run South 88 degrees 13 minutes 29 seconds West for 633.27 feet; thence run North 20 degrees 30 minutes 37 seconds West for 222.54 feet; thence run North 71 degrees 34 minutes 32 seconds West for 37.58 feet to the point of beginning; thence run South 10 degrees 02 minutes 03 seconds East for 269.43 feet; thence run South 08 degrees 00 minutes 15 seconds West for 130.18 feet; thence turn an angle to the right of 95 degrees 40 minutes 25 seconds to the tangent of a curve to the left having a central angle of 103 degrees 40 minutes 30 seconds and a radius of 50.0 feet; thence run along the arc of said curve of 90.47 feet; thence run South 90 degrees 00 minutes 00 seconds West for 47.47 feet; thence run North 02 degrees 28 minutes 25 seconds East for 463.37 feet; thence run South 71 degrees 34 minutes 32 seconds East for 63.72 feet to the point of beginning.

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

\$37,950.00 of the above recited purchase price was paid from a mortgage recorded simultaneously herewith.

THIS PROPERTY CONSTITUTES NO PART OF THE HOMESTEAD OF THE GRANTOR OR HIS SPOUSE.

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 GRANTEEES, 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 GRANTEEES, 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 6th day of June, 1997.

(Seal) Frank A. Lynch (Seal)
Frank A. Lynch

(Seal) 06/09/1997-17961 (Seal)

11:14 AM CERTIFIED
(Seal) SHELBY COUNTY JUDGE OF PROBATE (Seal)

001 MCD 40.00

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 Frank A. Lynch

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 6th day of June, A. D., 1997

My Commission Expires: 10/16/2000
Notary Public.

Inst # 1997-17961