

SEND TAX NOTICE TO:

(Name) J. A. Coleman and Donna C. Brantley

(Address) 13930 Hwy 25  
Calera, AL 35040

This instrument was prepared by

(Name) Wallace, Ellis, Fowler & Head

(Address) Columbiana, Alabama 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 & NO/100 (\$6,000.00) DOLLARS

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

Charles Coleman and wife, Ann Coleman

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

J. A. Coleman and Donna C. Brantley

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

For a point of beginning commence at the Southeast corner of the NW $\frac{1}{4}$ -NW $\frac{1}{4}$  of Section 13, Township 22 South, Range 2 West and proceed North along the East boundary of said  $\frac{1}{4}$  Section for a distance of 82.33 feet to a point, said point being the Northeast corner of herein described parcel of land; thence turn an angle of 80 deg.09'50" left and run 251.03 feet to a point on the Easterly right of way boundary of Alabama Highway No. 25; said point being on a highway curve; thence turn an angle of 71 deg. 56'33" left and proceed Southwesterly for a chord distance of 414.0 feet to a point on the Easterly (curved) right of way boundary of said highway; thence with the projection of said chord line turn an angle of 81 deg.34'57" left and proceed Southeasterly for a distance of 430.0 feet to a point on the Northwesterly right of way boundary of the L & N Railroad; thence turn an angle of 90 deg.00' left and proceed in a Northeasterly direction along the Northwesterly right of way boundary of said railroad for a distance of 159.63 to a point on the East boundary of the SW $\frac{1}{4}$ -NW $\frac{1}{4}$  of said Section 13; thence turn an angle of 36 deg.18'40" left and proceed North along the East boundary of said  $\frac{1}{4}$  Section for a distance of 366.7 feet to the point of beginning of herein described property and containing 4.12 acres.

The above described property being situated in the West one-half of the NW $\frac{1}{4}$  of Section 13, Township 22 South, Range 2 West, Shelby County, Alabama.

According to survey of Sam W. Hickey, Ala. Reg. No. 4848, dated October 30, 1987.

07/14/1997-21968  
09:20 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
14.50

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 30th day of June, 19 97.

(Seal)

Charles Coleman (Seal)  
(Charles Coleman)

(Seal)

Ann Coleman (Seal)  
(Ann Coleman)

(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 Charles Coleman and wife, Ann Coleman 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 30th day of June, A. D., 19 97.

Jeann Jernigan  
Notary Public.

Inst # 1997-21968