

THIS INSTRUMENT WAS PREPARED WITHOUT EVIDENCE OF TITLE.

This Form Provided By

SEND TAX NOTICE TO:

SHELBY COUNTY ABSTRACT & TITLE CO., INC.

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

(Name) M. Scott Moseley
P.O. Box 371
(Address) Chelsea, Alabama 35043

This instrument was prepared by
(Name) Michael T. Atchison, Attorney at Law
(Address) P.O. Box 822 Columbiana, Al. 35051

Form 1-1-27 Rev. 1-88

WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama

STATE OF ALABAMA
Shelby COUNTY

KNOW ALL MEN BY THESE PRESENTS:

Ten Thousand and no/100 -----dollar

That in consideration of

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

Bobbie Robertson Johnson, a married woman

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

M. Scott Moseley

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

Commencing at the Southwest corner of Section 23, Township 19 South, Range 1 East, Shelby County, Alabama; thence North 89 degrees 12 minutes 25 seconds East a distance of 459.00 feet; thence North 11 degrees 25 minutes 27 seconds East a distance of 391.19 feet for the POINT OF BEGINNING; thence continuing North along said line a distance of 99.72 feet; thence North 87 degrees 06 minutes 18 seconds East, a distance of 306.22 feet to the center line of an Alabama Power Company Transmission Line; thence South 17 degrees 28 minutes 31 seconds East along said transmission line for a distance of 20.00 feet; thence South 64 degrees 07 minutes 34 seconds West a distance of 224.78 feet; thence North 88 degrees 14 minutes 53 seconds West a distance of 129.40 feet to the POINT OF BEGINNING. According to the survey of Larry W. Carver, dated July 6, 1996.

Subject to restrictions, easements and rights of way of record.

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

08/13/1997-25749
12:43 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 MCD 18.50

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 GRANTEE, 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 GRANTEE, 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 13th day of August, 1997

(Seal)
(Seal)
(Seal)

Bobbie Robertson Johnson (Seal)
Bobbie Robertson Johnson (Seal)
(Seal)

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 Bobbie Robertson Johnson is whose name 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 day the same bears date.

Given under my hand and official seal this 13th day of August, A. D., 1997

Notary Public.