

Value: \$500.00

**SEND TAX NOTICE TO:**

(Name) Shelia Falkner  
61  
(Address) 1030 County Road 471  
Sterrett, Alabama 35147

This instrument was prepared by

(Name) WALLACE, ELLIS, HEAD & FOWLER

(Address) COLUMBIANA, ALABAMA 35051

Form 1-1-27 Rev. 1-66

**WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama**

STATE OF ALABAMA

Shelby COUNTY }

**KNOW ALL MEN BY THESE PRESENTS:**

That in consideration of One and no/100 Dollar -----  
and other good and valuable consideration

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, ~~and~~  
or we, Zollie B. Falkner, a widower, Mary Ellen Falkner Roach, Novia Delean Falkner Dorrough,  
Albert Falkner, Shelia Falkner, and Anthony Falkner

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

Shelia Falkner

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

Property described on Exhibit "A" attached hereto and made part and parcel hereof as  
fully as if set out herein which said Exhibit "A" is signed by grantors herein for the  
purpose of identification.

The above described property constitutes no part of the homestead of any of the grantors  
herein.

There is reserved in favor of the grantor, Zollie B. Falkner, a life estate in and to the  
above described property and all buildings and improvements located thereon.

It is the intention of the grantors herein to convey to the grantee, Shelia Falkner, all  
property which has not been previously sold or deeded off and which was included in that  
certain conveyance from D. H. Holcombe and wife, Theron M. Holcombe, described in Deed  
Book 213, page 242 in the Probate Records of Shelby County, Alabama.

It is understood and agreed that the easement described above located on the East side of  
the above described property shall be moved to the West side of and adjacent to said  
property.

11/13/1997-37074  
10:21 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE

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  
day of 19. 88

Albert M. Falkner (Seal)  
Albert Falkner  
Shelia Falkner (Seal)  
Shelia Falkner  
Anthony Falkner (Seal)  
Anthony Falkner

Zollie B. Falkner (Seal)  
Zollie B. Falkner  
Mary Ellen Falkner Roach (Seal)  
Mary Ellen Falkner Roach  
Novia Delean Falkner Dorrough (Seal)  
Novia Delean Falkner Dorrough

STATE OF ALABAMA

Shelby COUNTY }

**General Acknowledgment**

I, the undersigned, a Notary Public in and for said County, in said State,  
hereby certify that Zollie B. Falkner, a widower  
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 3rd day of May A. D., 19 88

Marjorie P. Archer  
My Commission Expires April 9, 1992 Notary Public.

Exhibit "A"

A parcel of land lying and being in the NE{ of the NW{ of Section 30, Township 19, Range 1 East, Shelby County, Alabama, more particularly described as follows: Commence at the intersection of the North right-of-way of (Old) Alabama Highway 280 and the West right-of-way of the Chelsea Game Reserve Road and run thence North along the West right-of-way line of the Chelsea Game Reserve Road a distance of 210 feet to point of beginning of a parcel herein described; thence continue in a Northerly direction along the Western boundary of the Chelsea Game Reserve Road a distance of 105 feet, more or less, to a point which is the Northeast corner of the Falkner property and which point is the Southeast corner of the Miller property; thence turn to the left and run in a Westerly direction along the South boundary of the Miller property and the North boundary of the Falkner property a distance of 155 feet to a point which is the Northeast corner of the Pegues property; thence turn to the left and run Southerly along the West boundary of the Falkner property and the East boundary of the Pegues property a distance of 105 feet to a point which point is the Southwest corner of the Falkner property; thence turn to the left and run Easterly along the South boundary of the Falkner property a distance of 155 feet, more or less, to the point of beginning.

(This description is based on information supplied by grantors.)

SIGNED BY GRANTORS FOR IDENTIFICATION:

Zollie B. Falkner  
Zollie B. Falkner, Grantor

Mary Ellen Falkner Roach  
Mary Ellen Falkner Roach, Grantor

Novia Delean Falkner Dorrough  
Novia Delean Falkner Dorrough, Grantor

Albert M. Falkner  
Albert Falkner, Grantor

Shelia Falkner  
Shelia Falkner, Grantor

Anthony Falkner  
Anthony Falkner, Grantor

STATE OF ALABAMA

COUNTY OF Shelby

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Mary Ellen Falkner Roach, whose name is signed to the foregoing instrument and who is known to me, acknowledged before me on this day, that, being informed of the contents of the instrument, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 21<sup>st</sup> day of May, 1988.

Marjorie P. Archer  
Notary Public  
My Commission Expires April 9, 1991

STATE OF ALABAMA

COUNTY OF Shelby

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Novia Delean Falkner Dorough, whose name is signed to the foregoing instrument and who is known to me, acknowledged before me on this day, that, being informed of the contents of the instrument, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 3<sup>rd</sup> day of May, 1988.

Marjorie P. Archer  
Notary Public  
My Commission Expires April 9, 1991

STATE OF ALABAMA

COUNTY OF Shelby

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Albert Falkner, whose name is signed to the foregoing instrument and who is known to me, acknowledged before me on this day, that, being informed of the contents of the instrument, he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 6<sup>th</sup> day of May, 1988.

Marjorie P. Archer  
Notary Public  
My Commission Expires April 9, 1991

STATE OF ALABAMA

COUNTY OF Shelby

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Shelia Falkner, whose name is signed to the foregoing instrument and who is known to me, acknowledged before me on this day, that, being informed of the contents of the instrument, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 3<sup>rd</sup> day of May, 1988.

Marjorie P. Archer  
Notary Public  
My Commission Expires April 9, 1991

STATE OF ALABAMA

COUNTY OF Shelby

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Anthony Falkner, whose name is signed to the foregoing instrument and who is known to me, acknowledged before me on this day, that, being informed of the contents of the instrument, he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 6<sup>th</sup>  
day of May, 1988.

Thaisie P. Archer  
Notary Public  
My Commission Expires April 9, 1992

Inst # 1997-37074

11/13/1997-37074  
10:21 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
004 MCD 20.50

Inst # 1997-37074