

This instrument was prepared by:

John E. Medaris
230 Bearden Road
Pelham, Al 35124

\$500.00

Warranty Deed

Title not examined

STATE OF ALABAMA)
COUNTY OF SHELBY)

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of ten dollars to the undersigned grantor (whether one or more), in hand paid by grantee herein, the receipt whereof is acknowledged I or we, Patricia Cottrell (herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto Pat and Pat, Inc., (herein referred to as grantee, whether one or more), the following described real estate situated in Shelby County, Alabama to wit:

Commence at the S.E. corner of the N. W. 1/4 of the S. E. 1/4 of Section 12, Township 20 South, Range 3 West, and run N 89 deg.- 53' 05", W along South line of said 1/4-1/4 Section a distance of 900.88; thence N 25 deg-49'04" E a distance of 184.79' to the centerline of a 100.00 'wide Alabama Power Company right-of-way; this being the point of beginning; thence continue along the last described course a distance of 206.81'; thence N 84 degs-10' 56" W a distance of 600.00 ' to a point on the Easterly right-of-way line of U. S. Highway 31 (200.00' R.O.W.); thence S 25 deg.-49'-04" W along said highway right-of-way a distance of 186.96 to the centerline of said Alabama Power Company right-of-way; thence S 61 deg.-53'-36" E and along said centerline a distance of 601.45' to the point of beginning.

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 said grantee, his, her or 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 stated above; that I (we) have a good right to sell and convey the same as aforesaid; that I (we) warrant and defend the same to the said grantee, his her or their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I (we) have hereunto set my (our) hand (s) and seal (s) this 16 day of December, 1997

(Seal)

Patricia Lee Cottrell (Seal)

12/16/1997-40836
10:28 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 MCD 11.50

Inst # 1997-40836

_____(Seal) _____(Seal)
_____(Seal) _____(Seal)

STATE OF ALABAMA)
COUNTY OF SHELBY)

GENERAL ACKNOWLEDGMENT

I Melba J. Smith a Notary Public in and for said County, in said State, hereby certify that Patricia Cottrell whose name (s) is signed to the foregoing conveyance, and who being known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 16 day of December, 1997.

Melba J. Smith
Notary Public ²⁴
7-31-2001

Inst # 1997-40836

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10:28 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
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