

SEND TAX NOTICE TO:

(Name) Frances Woodruff  
7614 Bedo Creek Road  
(Address) Shelby, AL 35147

This instrument was prepared by

(Name) Walter Cornelius, Attorney at Law

(Address) 1101 Dunnaway Valley Road, Birmingham, AL 35242

Form 1-1-27 Rev. 1-88

WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama

264.00

STATE OF ALABAMA }  
Shelby COUNTY }

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Ten Dollars, Love and Affection, 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,  
~~XXXX~~ Frances Woodruff, a single woman

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto my natural sons,  
William Dennis Murphy and James Michael Murphy

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

The SW 1/4 of the SW 1/4 and all that part of the NW 1/4 of the SW 1/4 that lies  
south of the old Harpersville-Pelham public road in Section 28, Township 19 South,  
Range 1 West, except highway right-of-way of Simmsville Highway, and except the three  
acres, more or less, conveyed to Donald C. Overton and wife, Susan Overton, by that  
certain Guardian's Deed dated April 10, 1981, and recorded in Book 332, at Page 179,  
in the Probate Office of Shelby County, Alabama.

Inst # 1998-04472

02/09/1998-04472  
03:39 PM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
DD1 MCD 272.50

TO HAVE AND TO HOLD to the said grantees, 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, I have hereunto set my hands(s) and seal(s), this 9th  
day of February, 1998.

(Seal)

Frances Woodruff  
Frances Woodruff

(Seal)

(Seal)

(Seal)

(Seal)

(Seal)

STATE OF ALABAMA }  
Shelby COUNTY }

General Acknowledgment

I, Walter Cornelius, a Notary Public in and for said County, in said State,  
hereby certify that Frances Woodruff, a single woman  
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 she executed the same voluntarily  
on the day the same bears date.

Given under my hand and official seal this 9th day of February, A. D. 1998

My Commission Expires: 5-16-2000

Walter Cornelius

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