

THIS DEED HAS BEEN PREPARED TO COMPLY WITH THE LAST WILL AND TESTAMENT OF EUGENE E. RAUGHLEY, DECEASED, AS PROBATED UNDER CASE NO. 35-274, IN THE PROBATE COURT OF SHELBY COUNTY, ALABAMA.

THIS DEED DONE WITHOUT BENEFIT OF A TITLE SEARCH

Send Tax Notice to:
Caroline M. Raughley
4995 Cahaba Valley Trace
Birmingham, Alabama 35244

STATE OF ALABAMA)
)
SHELBY COUNTY)

no value

Inst # 1998-09807

STATUTORY WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of Ten and no/100 Dollars (\$10.00) and other good and valuable consideration to the undersigned, **CAROLINE M. RAUGHLEY, EMILY CAROLINE RAUGHLEY WISE, and MELINDA M. MATHEWS, CO-EXECUTORS OF THE ESTATE OF EUGENE E. RAUGHLEY, DECEASED** (hereafter referred to as the "Grantors"), in hand paid by **CAROLINE M. RAUGHLEY**, (hereafter referred to as the "Grantee"), the receipt of which is hereby acknowledged, the said Grantors do by these presents grant, bargain, sell and convey unto the said Grantee, all right, title, and interest in the following described real estate situated in Shelby County, Alabama, to-wit:

See Exhibit "A"

This conveyance is made subject to the following:

1. 1998 ad valorem taxes, a lien due and payable October 1, 1998.
2. All recorded mortgages, recorded or unrecorded easements, liens, rights-of way, and other matters of record in the Probate Office of Shelby County, Alabama, together with any deficiencies in quantity of land, discrepancies as to boundary lines, overlaps, etc., which would be disclosed by a true and accurate survey of the property conveyed herein.

NOTE: The undersigned Grantors limit their liability hereunder solely to the assets they receive in their capacity as the executors of the Estate as aforesaid.

TO HAVE AND TO HOLD to the said Grantee, and to the heirs, executor and assigns of such Grantee in fee simple forever against the lawful claims of all parties claiming by, through, or under the Grantors.

IN WITNESS WHEREOF, the said Grantors have hereto set their hands and seals on this the 16 day of March, 1998.

Caroline M. Raughley
Caroline M. Raughley, Co-Executor of the Estate of
Eugene E. Raughley, deceased

Inst # 1998-09807

Emily Caroline Raughley Wise
Emily Caroline Raughley Wise, Co-Executor of the
Estate of Eugene E. Raughley, deceased

Melinda M Mathews
Melinda M. Mathews, Co-Executor of the Estate of
Eugene E. Raughley, deceased

STATE OF ALABAMA)

COUNTY OF SHELBY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Caroline M. Raughley, whose name as Co-Executor of the Estate of Eugene E. Raughley, deceased, 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, in her capacity as such Co-Executor, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 16 day of MARCH, 1998.

AFFIX SEAL

Tim Lee
Notary Public
My Commission Expires: 5/19/00

STATE OF ALABAMA)

COUNTY OF SHELBY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Emily Caroline Raughley Wise, whose name as Co-Executor of the Estate of Eugene E. Raughley, deceased, 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, in her capacity as such Co-Executor, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 16 day of MARCH, 1998.

AFFIX SEAL

Tim Lee
Notary Public
My Commission Expires: 5/19/00

STATE OF ALABAMA

COUNTY OF

Jefferson

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Melinda M. Mathews, whose name as Co-Executor of the Estate of Eugene E. Raughley, deceased, 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, in her capacity as such Co-Executor, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 13th day of March, 1998.

AFFIX SEAL

Bernard D. Ramsey
Notary Public

My Commission Expires: 1-7-2001

This Instrument Prepared By:

Melinda M. Mathews, Esquire
SIROTE & PERMUTT, P.C.
2222 Arlington Avenue South
Birmingham, Alabama 35205

EXHIBIT "A"

Inst # 1998-09807

A parcel of land situated in the SE 1/4 of the SW 1/4 and the SW 1/4 of the SE 1/4 of Section 14, Township 19 South, Range 2 West and in the NE 1/4 of the NW 1/4 and the NW 1/4 of the NE 1/4 of Section 23, Township 19 South, Range 2 West, being more particularly described as follows:

Commence at the Southwest corner of the SW 1/4 of the SE 1/4 of said Section 14 and run East along the South line of said 1/4 - 1/4 Section 350.95 feet to the point of beginning; thence an angle left of 133 degrees 13 minutes 30 seconds and run Northwesterly 39.77 feet; thence an angle left of five degrees 35 minutes and run Northwesterly 871.61 feet; thence an angle left of 86 degrees 59 minutes and run Southwesterly 175.60 feet; thence an angle right of 37 degrees 15 minutes and run Westerly 186.46 feet; thence an angle right of 49 degrees 56 minutes and run Northwesterly 75.93 feet to a point on the Southeasterly right-of-way of Shelby County Road Number 14; thence an angle right of 107 degrees 11 minutes and run Northeasterly 755.69 feet along the said right-of-way; thence an angle right of 72 degrees 37 minutes and run Southeasterly 1290.89 feet to a point on the Northwesterly bank of Bishop Creek; thence an angle right of 109 degrees 24 minutes and run Southwesterly (along traverse line being 20 feet Northwesterly of the centerline of Bishop Creek, and area between the centerline and the traverse line to be included) 98.22 feet; thence an angle left of 31 degrees 21 minutes and run Southwesterly 252.77 feet; thence an angle right of 18 degrees 21 minutes and run Southwesterly 125.43 feet; thence an angle left of 40 degrees 00 minutes and run Southerly 97.08 feet; thence an angle right of 83 degrees 09 minutes and run Westerly 70.97 feet; thence an angle left of 57 degrees 48 minutes and run Southwesterly 110.13 feet; thence an angle right of 47 degrees 25 minutes and run Southwesterly 117.80 feet; thence an angle left of 47 degrees 47 minutes and run Southwesterly 63.22 feet; thence an angle left of 20 degrees 28 minutes and run Southwesterly 107.81 feet; thence an angle right of 94 degrees 56 minutes and run Northwesterly 76.0 feet; thence an angle left of 51 degrees 28 minutes and run Southwesterly 62.41 feet to the end of Creek traverse; thence an angle right of 81 degrees 20 minutes and run Northwesterly 108.80 feet; thence an angle left of 1 degree 57 minutes and run Northwesterly 162.02 feet; thence an angle right of 83 degrees 22 minutes and run Northeasterly 611.06 feet; thence an angle left of 86 degrees 19 minutes and run Northwesterly 20.90 feet; thence an angle right of 4 degrees 41 minutes and run Northwesterly 3.18 feet to the point of beginning.

Situated in Shelby County, Alabama.

Inst # 1998-09807

03/20/1998-09807
10:52 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
004 MCD 17.00