

This form furnished by: **Cahaba Title, Inc.**

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Instrument was prepared by:  
(Name) Gail Owen  
(Address) 1011 Chelsea Rd.  
Columbiana, Alabama

Send Tax Notice to:  
(Name) Glenda Stinson  
(Address) 6151 Chelsea Rd  
Columbiana, AL  
35051

**WARRANTY DEED**

STATE OF ALABAMA }  
Shelby COUNTY } **KNOW ALL MEN BY THESE PRESENTS,**

In consideration of \$ 1 and other good and valuable consideration DOLLARS  
I, undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt of which is hereby acknowledged, I or we,  
having 2/3 Undivided interest - Johnella B. Joseph (also known as John Ella B. Joseph)  
being referred to as grantor, whether one or more), do grant, bargain, sell and convey unto  
1/3 Undivided interest - Glenda J. Stinson, A. Mac Stinson, Jr., Mary S. Skillman and Christopher W. Skillman  
being referred to as grantee, whether one or more), the following described real estate, situated in  
Shelby County, Alabama, to-wit:

The West one-half of West One-half of NE 1/4 of SW 1/4 (W 1/2 of W 1/2 of NE 1/4 of SW 1/4) of Section 26, Township 20 South, Range 1 West.

The West 495 feet of the SE 1/4 of NW 1/4 lying South of the Settlement Road;  
LESS AND EXCEPT THE FOLLOWING 2 PARCELS OF LAND:

1. A parcel of land in the SE 1/4 of NW 1/4, Section 26, Township 20 South, Range 1 West, more particularly described as follows: From the NW corner of the SE 1/4 of NW 1/4 of said Section 26, run thence South along the west boundary of said SE 1/4 of NW 1/4 a distance of 373.54 feet to the point of beginning; thence continue along said course a distance of 259.10 feet; thence turn 104 deg. 16 min. 24 sec. left and run 222.91 feet; thence turn 82 deg. 09 min. 01 sec. left and run 183.25 feet; thence turn 77 deg. 08 min 31 sec. left and run 196.76 feet to the point of beginning of lot excepted.
2. Commence at the Northwest corner of SE 1/4 of NW 1/4 of Section 26, Township 20 South, Range 1 West run thence South 2 deg. 30 min. East 113.0 feet to the point on the right of way of public road, being point of beginning; thence turn an angle of 74 deg. to the left and run along said road 221.0 feet; thence turn an angle of 74 deg. to the right and run 200 feet; thence turn an angle of 89 deg. to the right and run 210.0 feet; thence turn an angle of 91 deg. to the right and run 272.0 feet to the point of beginning, containing 1.18 acres, more or less.

Grantor reserves the right to use the hereinafter described easement for ingress and egress along with other parties heretofore granted said easement rights.

A 20.0 foot easement for ingress and egress described as follows: From the NE corner of Parcel 1 exception above run West along the North boundary of said lot a distance of 30.90 feet to the point of beginning of the centerline of said 20.0 foot easement; thence turn 92 deg. 24 min. 41 sec. right and run 246.14 feet along said easement centerline to a point of termination in the center of Joseph Drive.

TO HAVE AND TO HOLD, To the said GRANTEE, his, her or their heirs, or its successors 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, or its successors 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 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, his, her or their heirs and assigns, or its successors 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 31  
day of December, 19 97.

\_\_\_\_\_  
(Seal)  
\_\_\_\_\_  
(Seal)  
\_\_\_\_\_  
(Seal)

Inst # 1998-13332  
John Ella B. Joseph (Seal)  
04/15/1998-13332 (Seal)  
08:07 AM CERTIFIED (Seal)  
SHELBY COUNTY JUDGE OF PROBATE  
001 MCD 11.00

STATE OF ALABAMA }  
Shelby County } General Acknowledgment  
Debbie L. Mays, a Notary Public in and for said County, in said State, hereby  
certify that Johnella B. Joseph, whose name(s) 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 31 day of December 19 97  
Debbie L. Mays  
MY COMMISSION EXPIRES MARCH 23, 2000  
My Commission Expires: \_\_\_\_\_ Notary Public