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SHELBY COUNTY ABSTRACT & TITLE CO., INC.
P. O. Box 752 - Columbiana, Alabama 35051
(205) 669-6204 (205) 669-6291 Fax(205) 669-3130

SEND TAX NOTICE TO:

(Name) Rachel S. Hill

(Address)

219 Honeybee Circle
TRUSSVILLE, AL 35173

This instrument was prepared by

Michael T. Atchison, Attorney at Law

(Name) _____

P O Box 822, Columbiana, AL 35051

(Address) _____

Form 1-1-21 Rev. 1-44

WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama

STATE OF ALABAMA

SHELBY COUNTY }

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of

} Sixty One Thousand Two Hundred Eighty and no/100-----

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I
or we,
David T. Chapman and wife, Penny B. Chapman

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

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

Begin at the SE corner of the SW 1/4 of the SW 1/4 of Section 11, Township 24 North, Range 15 East; thence run West along the South line thereof for 276.49 feet to the Easterly right of way of a Shelby County (gravel) road; thence 125 degrees 24 minutes 43 seconds right run Northeasterly along said right of way a chord distance of 244.55 feet; thence 7 degrees 33 minutes 27 seconds right continue along said right of way a chord distance of 212.04 feet to the East line of said 1/4-1/4 Section; thence 138 degrees 36 minutes 15 seconds right run 354.59 feet to the point of beginning.

Situated in Shelby County, Alabama.

According to survey of Thomas E. Simmons, RLS #12945, dated July 21, 1998.

Subject to taxes for 1998 and subsequent years, easements, restrictions, rights of way, and permits of record.

\$49,000.00 of the above recited purchase price was paid from a mortgage recorded simultaneously herewith.

08/06/1998-30007
08:10 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 CRH 21.00

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 GRANTEE(S), 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 GRANTEE(S), 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 5th day of August, 1998.

(Seal)

(Seal)

(Seal)

David T. Chapman (Seal)
David T. Chapman

(Seal)

Penny B. Chapman (Seal)
Penny B. Chapman

(Seal)

STATE OF ALABAMA

Shelby

COUNTY }

General Acknowledgment

I, David T. Chapman and Penny B. Chapman, a Notary Public in and for said County, in said State, hereby certify that the undersigned authority, whose name is, are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 5th day of August, 1998.

My Commission Expires: 10/16/2000

A. D. 1998

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