

This Instrument was prepared by:  
McELVY & FORD, P.C.  
P. O. Box 517  
Centreville, AL 35042

Inst • 1999-00391

SOURCE OF TITLE: \_\_\_\_\_  
DEED BOOK: \_\_\_\_\_ PAGE \_\_\_\_\_

01/05/1999-00391  
11:58 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
002 SNA 11.50

STATE OF ALABAMA §

**WARRANTY DEED**

COUNTY OF SHELBY §

=====

KNOW ALL MEN BY THESE PRESENTS, That in consideration of Ten and NO/100 Dollars (\$10.00), and other good and valuable consideration, to the undersigned Grantor in hand paid by the Grantee herein, the receipt whereof is acknowledged, we, **Frank R. Griffin and Martha O. Griffin, husband and wife** herein referred to as Grantors, do grant, bargain, sell and convey unto: **Danny C. Griffin** herein referred to as Grantee, all their right, title and interest in and to the following described real estate situated in SHELBY County, Alabama, to-wit:

Tract No. 6 - Begin at the southeast corner of Section 33, Township 20 South, Range 3 West; thence in a northerly direction along the east line of said Section for 868.84 feet to the north right-of-way of Shelby County Highway No. 44; thence turn left 76 degrees 55 minutes in a northwest direction 1430 feet; more or less to intersection of said north right-of-way with the east right-of-way of Shelby County Highway No. 17; thence turn left 168 degrees 55 minutes in a southeasterly direction along north right-of-way 117.90 feet to the point of beginning; thence continue in a southeasterly direction along said north right-of-way 400.00 feet; thence turn left 107 degrees 30 minutes in a northerly direction 250.00 feet; thence turn left 81 degrees 39 minutes 45 seconds in a northwesterly direction 382.82 feet; thence turn left 128 degrees 49 minutes 15 seconds in a southeasterly direction 100.08 feet; thence turn right 58 degrees 52 minutes in a southwesterly direction 112.50 feet to the point of beginning.

The above described property is not part of the homestead of the Grantors.

This conveyance is subject to all easements, restrictions and reservations of record as recorded in the aforesaid Office of the Probate Judge.

Together with all and singular the tenements, hereditaments, and appurtenances, thereto or in any wise appertaining and the reversion or the reversions, remainder or remainders, rents, issues, and profits thereof; and also all the estate, right, title, interest, dower and the right of dower, property, possession, claim and demand whatsoever, as well in law as in equity of the said Grantors, of, in and to the same and every part or parcel thereof, with the appurtenances.

**TO HAVE AND TO HOLD**, all and singular, the above-mentioned and described premises, together with the appurtenances, unto the said Grantee, his heirs and assigns forever. And we do for ourselves and for our heirs, executors, and administrators covenant with the said Grantee, his heirs and assigns, that we are lawfully seized in fee simple of said premises; that he is free from all encumbrances, unless otherwise noted above, that we are entitled to the immediate possession thereof; that we have a good right to sell and convey the same as aforesaid; that we will and our heirs, executors and administrators shall warrant and defend the same to the said Grantee, his heirs and assigns forever against the lawful claims of all persons.

IN WITNESS WHEREOF, we have hereunto set our hands and seals, this 5<sup>th</sup> day of January, 1999.

Frank R. Griffin (L.S.)  
FRANK R. GRIFFIN

Martina O. Griffin (L.S.)  
MARTHA O. GRIFFIN

THE STATE OF ALABAMA §

COUNTY OF Shelby §

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that, FRANK R. GRIFFIN, 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 said conveyance, he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal on this the 5 day of JAN., 1999.

[Signature]  
Notary Public

My Commission Expires: 10-18-02

THE STATE OF ALABAMA §

COUNTY OF Shelby §

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that, MARTHA O. GRIFFIN, 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 said conveyance, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal on this the 5 day of JAN., 1999.

[Signature]  
Notary Public

My Commission Expires: 10-18-02

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