

SEND TAX NOTICE TO:

(Name) James Robert Caswell
Crosshill Lane
(Address) Warrior, AL 35180

This instrument was prepared by

(Name) Wallace, Ellis, Fowler & Head

(Address) Columbiana, AL 35051

Form 1-1-87 Rev. 1-88

WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama

STATE OF ALABAMA

SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Love and Affection and \$1.00 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, I or we,

Mary Frances Caswell, a widow

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto my son,

James Robert Caswell

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

A part of the Southwest Quarter of the Northeast Quarter of Section 34, Township 19 South, Range 1 East, Shelby County, Alabama, more particularly described as follow; Commence at the Southwest corner of said Quarter, Quarter Section for point of beginning; thence run north 570.96 feet along the west line of said Quarter-Quarter; thence angle right 90 degrees and run east 331 feet; thence angle right 90 degrees and run south 493.82 feet to a point 40 feet northwesterly of the centerline of Shelby County Highway 450; thence angle right 69 degrees 50 minutes and run southwesterly 86.29 feet along the northwesterly right of way of said highway. Thence angle right 9 degrees 26 minutes and continue southwesterly 254.45 feet to point of beginning. Said property containing 4.09 acres more or less. According to survey dated March 24, 1994, of Charles A. Browne, L.S. Reg.#10083.

James W. Caswell, the husband of the grantor, died on January 16, 1989.

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 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 12/29/98
day of December, 1998.

(Seal)

Mary Frances Caswell (Seal)
Inst # 1 (Mary Frances Caswell)

(Seal)

01/08/1999-01021 (Seal)
10:38 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE

(Seal)

001 CON 2.00 (Seal)

STATE OF ALABAMA

SHELBY COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Mary Frances Caswell 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 29th day of December, A. D., 1998.

James Brasher
Notary Public.