

THIS INSTRUMENT WAS PREPARED WITHOUT EVIDENCE OF TITLE.

This Form Provided By

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) Wesley Middleton

(Address) P.O. Box 303
Harpersville, Al. 35078

This instrument was prepared by

(Name) Michael T. Atchison, Attorney at Law

(Address) P.O. Box 822 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 Five Thousand One Hundred and no/100 -----dollars

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged or we,

Mike Mims, a married man

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

Wesley Middleton

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

Begin at the NE corner of the SW 1/4 of the NE 1/4 of Section 20, Township 20 South, Range 2 East, Shelby County, Alabama; thence run South along the East line thereof for 160 feet, more or less, to the old Columbiana-Harpersville Road; thence run Southwesterly along said road for 300 feet; thence 90 degrees 00 minutes right run 125.0 feet; thence run Northeasterly 410 feet, more or less to the Point of Beginning.

Subject to restrictions, easements and rights of way of record.

THE ABOVE DESCRIBED PROPERTY IS NOT THE HOMESTEAD OF THE GRANTOR OR OF HIS RESPECTIVE SPOUSE.

Inst # 1999-03619

01/27/1999-03619
10:48 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 CRH 14.00

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, 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, 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 27 day of January, 1999

(Seal)

Mike Mims (Seal)

(Seal)

(Seal)

(Seal)

(Seal)

STATE OF ALABAMA
Shelby COUNTY

General Acknowledgment

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Mike Mims 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 he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 27 day of January, A. D. 1999

Notary Public