

STATE OF ALABAMA

EXECUTOR'S DEED

COUNTY OF SHELBY

THIS INDENTURE, made and entered into on this the 21<sup>st</sup> day of December, 1998, by and between Stewart Curtis Nichols, as Executor of the Last Will and Testament ("Will") of JOSEPHINE STEWART WATLEY, deceased, as Grantor, and TERRY LEE LOVEJOY, as Grantee.

WITNESSETH:

WHEREAS, Josephine Stewart Watley (Whatley) was the owner of the following described real estate located in Shelby County, Alabama; and,

WHEREAS, Josephine Stewart Watley departed this life on January 10, 1993, leaving a Will which was duly admitted to probate and record on March 23, 1993, in the Probate Court of Perry County, Alabama, and Stewart Curtis Nichols was appointed as the Executor thereof and is herein acting as such Executor; and,

WHEREAS, Item IV of the Will provides in part:

"My Executor, and any successors, shall possess full powers to implement this will, including the power to sell any property whose disposition is not otherwise directed herein,..."

NOW, THEREFORE, in consideration of the premises and the further consideration of the sum of THREE THOUSAND AND NO/100 (\$3,000.00) DOLLARS in hand paid by the Grantee to the Grantor, the receipt and sufficiency whereof is acknowledged, the Grantor does hereby grant, bargain, sell, and convey to the Grantee, subject to the matters set forth below, the following-described real estate and the improvement thereon as situated in Shelby County, Alabama:

Lots No. 49 and 50 in the Montevallo Coal and Transportation Company Subdivision of the West one-half of the Southeast quarter, Section 19, Township 22 South, Range 3 West, and East one-half of fractional Section 30, Township 22 South, Range 3 West, known as the Town of Aldrich, as shown on the Plat filed in the Office of the Judge of Probate Of Shelby County, Alabama; except that part of Lot No. 50 conveyed to Oscar and Eula Fancher by deed dated April 15, 1949 and recorded in Deed Book 143 at Page 7 in the Probate Office of Shelby County, Alabama.

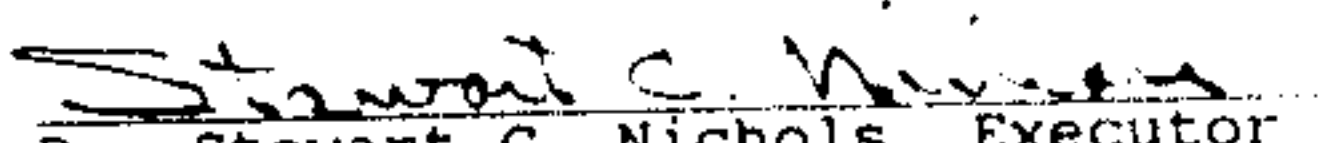
TO HAVE AND TO HOLD to the Grantee, his heirs and assigns, forever.

03/11/1999-10283  
01:06 PM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
J02 HHS 14.00

This conveyance and all covenants and warranties of the Grantor herein [whether express, implied or statutory] are made subject to: (1) the lien for ad valorem taxes hereinafter falling due, payment of which is expressly assumed by the Grantee; (2) any easements or rights-of-way which may affect the real estate; and (3) matters of survey. Grantor makes no covenants or representations as to the condition of any improvement on the real estate or the use thereof for any purpose, and as to such, the same is sold and conveyed hereby "as is, where is."

IN WITNESS WHEREOF, Grantor has hereunto set his hand and seal, on the date first above written.

Estate of Josephine Stewart Watley

  
By: Stewart C. Nichols, Executor  
of the Last Will and Testament of  
Josephine Stewart Watley

STATE OF ALABAMA \*

COUNTY OF PERRY \*

I, a Notary Public in and for said County, in said State, hereby certify that Stewart C. Nichols, as Executor of the Will of Josephine Stewart Watley, whose name as Executor 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 and with full authority on the day the same bears date.

Given under my hand and official seal this 21st day of December, 1998.

  
Notary Public  
My commission expires: 6/15/99

**INSTRUMENT PREPARED BY:**

Kirtley W. Brown  
Attorney at Law  
P. O. Box 916  
Marion, Alabama 36756

[Preparation of this instrument does not constitute an examination of title. The above attorney has made no such title examination unless reflected by separate document signed by the attorney.]

Inst # 1999-10283

03/11/1999-10283  
01:06 PM CERTIFIED

SHELBY COUNTY JUDGE OF PROBATE  
COE HHS 14.00