

SEND TAX NOTICE TO:

Instrument Prepared By Stan Downey, Atty, 2711 Moody Pkwy., Moody, AL 35004
(NO TITLE SEARCH).

**WARRANTY DEED
(WITHOUT SURVIVORSHIP)**

STATE OF ALABAMA) KNOW ALL MEN BY THESE PRESENTS:
SHELBY COUNTY)

That in consideration of Ten Dollars and 00/100 (\$10.00), and other valuable consideration, to the undersigned grantors in hand paid by the grantee, the receipt whereof is acknowledged, we,

EDMUND P. BLACKWELL, and wife LYNDA S. BLACKWELL, GRANTORS, do grant, bargain, sell and convey to:

LYNDA S. BLACKWELL, GRANTEE, all our right, title, ownership and interest, in and to the following described property, situated in Shelby County, Alabama, to-wit:

Description of ingress and egress easement for driveway purpose only.

Part of Section 23, Township 20 South, Range 4 West, Shelby County, Alabama, being more particularly described as follows: From the southwest corner of the northeast 1/4 of the southeast 1/4 of said Section 23, run in a northerly direction along the west line of said 1/4-1/4 section for a distance of 46.74 feet; thence turn an angle to the right of 89 deg. 04 min. 33 sec. and run in an easterly direction for a distance of 605.71 feet to an existing iron pin being on the west right-of-way line of Chestnut Lane and being the southeast corner of Lot 27, Chestnut Glen Phase II, as recorded in the Office of the Judge of Probate, Shelby County, Alabama, in Map Book 13, Page 17; thence turn an angle to the right and run in a southeasterly direction along the curved right-of-way line of said Chestnut Lane for a distance of 36.25 feet to an existing PK nail and being the point of beginning; thence turn an angle to the right and run in a southwesterly direction along a line radial to said curved right-of-way line of Chestnut Lane for a distance 45.0 feet; thence turn an angle to the left of 173 deg. 32 min. and run in a northeasterly direction for a distance of 45.5 feet, more or less, to a point of intersection with the southwest right-of-way line of Chestnut Lane and being 5.1 feet from the point of beginning; thence turn an angle to the left and run in a northwesterly direction along said curved right-of-way line of Chestnut Lane for a distance of 5.1 feet, more or less, to the point of beginning.

TO HAVE AND TO HOLD, To the said grantee, her heirs and assigns forever.

And we do for ourselves and for our heirs, executors, and administrators covenant with the said GRANTEE, her heirs and assigns, that we are lawfully seized in fee simple of said premises; that it is free from all encumbrances, unless otherwise noted above; that we have a good right to give 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, her heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF we have hereunto set our hands and seals this 11 day of

June, 1999.

Edmund P. Blackwell
EDMUND P. BLACKWELL

Lynda B. Blackwell
LYNDA B. BLACKWELL

STATE OF ALABAMA)
ST. CLAIR COUNTY)

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Edmund P. Blackwell and wife Lynda B. Blackwell, whose names 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 11th day of June, 1999.

Helen M. Day
NOTARY PUBLIC

06/24/1999-26406
12:39 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 CRH 9.00