

This instrument was prepared by:

✓ Conwill & Justice
P.O. Box 557 Columbiana, Alabama 35051

Grantee(s) address:
P.O. Box 392
Columbiana, AL 35051

WARRANTY DEED

STATE OF ALABAMA

SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One Thousand Five Hundred and no/100 DOLLARS (\$1,500.00) to the undersigned GRANTOR in hand paid by the GRANTEE herein, the receipt whereof is acknowledged, I, Beverly Benson McDuffee, married (herein referred to as GRANTOR) do grant, bargain, sell and convey unto Gordon Timberland, Ltd. (herein referred to as GRANTEE) the following described real estate situated in Shelby County, Alabama to-wit:

Four acres situated in the SW corner of the following described forty (40) acres, to-wit: The SE $\frac{1}{4}$ of NW $\frac{1}{4}$, Section 15, Township 22 South, Range 1 West, situated in Shelby County, Alabama.

The above described property does not constitute any part of the homestead of GRANTOR or GRANTOR'S spouse.

GRANTOR is the surviving spouse and sole heir at law of Shannon Blake Benson, who died intestate on or about May 22, 1992.

TO HAVE AND TO HOLD to the said GRANTEE, its successors and assigns forever.

And I do for myself and for my heirs, executors, and administrators covenant with the said GRANTEE, its successors and assigns, that I am lawfully seized in fee simple of said premises; that they are free from all encumbrances unless otherwise noted above; that I have a good right to sell and convey the same as

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aforesaid; that I will and my heirs, executors and administrators shall warrant and defend the same to the said GRANTEE, its successors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I Beverly Benson McDuffee, have hereunto set my hand and seal, this 29 day of April, 1999.

Beverly Benson McDuffee
Beverly Benson McDuffee

STATE OF ALABAMA

SHELBY COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Beverly Benson McDuffee, married, 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 on this the 29 day of April, 1999.

Lola Jeaxene Roy
Notary Public

NOTARY PUBLIC STATE OF ALABAMA AT LA
MY COMMISSION EXPIRES: Aug. 1, 1999.
ISSUED THRU NOTARY PUBLIC UNDERWRITER

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