

TITLE NOT EXAMINED

Prepared by  
OWNER

WARRANTY DEED, TO INDIVIDUAL

STATE OF ALABAMA)  
SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS,  
That in consideration of TEN DOLLARS AND OTHER CONSIDERATION to the  
undersigned grantor or grantors in hand paid by the grantees herein, the receipt whereof is  
acknowledged we/I,

NOBLE W. FENNELL JR. A SINGLE MAN (My One\Half Interest}

(herein referred to as grantors) do grant, bargain, sell and convey unto

CLYDE W. PEARCE Jr.

(herein referred to as Grantee) the following described real estate, to wit:

SEE EXHIBIT FOR LEGAL  
THIS IS NOT THE HOMESTEAD OF THE GRANTOR OR HIS SPOUSE.

Subject to Easements, Restrictions and Rights of Way of Record.

TO HAVE AND TO HOLD, to the said GRANTEE in fee simple, and to the heirs  
and assigns of such GRANTEE forever, together with every contingent remainder and right  
of reversion.

And I (we) do, for myself (ourselves) and for my (our) heirs, executors, and  
administrators covenant with the said GRANTEE, and the GRANTEE'S heirs and assigns,  
that I am (we are) lawfully seized in fee simple of said premises; that it is are free from all  
encumbrances;

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, and the GRANTEE'S heirs and assigns forever, against the lawful  
claims of all persons.

IN WITNESS WHEREOF, I (we) have hereunto set my (our) hand (s) and seal(s),  
this 13<sup>th</sup> day of July, 1979.

4 Inst # 1999-33538

08/10/1999-33538  
10:08 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
14.50  
003 HNS

WITNESS:

Noble W. Fennell Jr.  
Grantor

\_\_\_\_\_  
Grantor

STATE OF ALABAMA)  
SHELBY COUNTY)

GENERAL ACKNOWLEDGEMENT

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that NOBLE W. FENNELL Jr., A SINGLE MAN whose name is signed to the foregoing conveyance, and who is known to me, acknowledge before me on this day, that being informed of the contents of the conveyance he (she) (they) executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 13<sup>th</sup> day of July A.D. 1999.

Walter B. Ferguson  
NOTARY PUBLIC

Exhibit "A"

**TRACT 1**

COMMENCE AT THE NW CORNER OF THE SE1/4 OF THE SW1/4 OF SECTION 23, TOWNSHIP 21 SOUTH, RANGE 1 EAST; THENCE RUN EASTERLY ALONG THE NORTH LINE THEREOF 1547.71 FEET TO THE WESTERLY R/W OF PARADISE COVE LANE; THENCE 0°22'30" LEFT RUN EASTERLY FOR 526.04 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE ALONG THE LAST DESCRIBED COURSE FOR 485.27 FEET; THENCE 54°43'29" RIGHT RUN SOUTHEASTERLY FOR 183.74 FEET; THENCE 3°24'56" RIGHT RUN SOUTHEASTERLY FOR 176.61 FEET; THENCE 11°30'17" RIGHT RUN SOUTHEASTERLY FOR 159.99 FEET; THENCE 110°21'17" RIGHT RUN WESTERLY FOR 350.27 FEET; THENCE 51°18'28" RIGHT RUN NORTHWESTERLY FOR 192.18 FEET; THENCE 8°16'12" LEFT RUN NORTHWESTERLY FOR 219.79 FEET; THENCE 14°24'6" RIGHT RUN NORTHWESTERLY FOR 75.31 FEET; THENCE 29°25'5" LEFT RUN NORTHWESTERLY FOR 31.33 FEET; THENCE 48°28'45" RIGHT RUN NORTHWESTERLY FOR 43.00 FEET; THENCE 76°30'2" LEFT RUN WESTERLY FOR 24.49 FEET; THENCE 77°49'10" RIGHT RUN NORTHWESTERLY FOR 30.69 FEET TO THE POINT OF BEGINNING. CONTAINING 4.53 ACRES.

*Bob W. [Signature]*  
*Shelby County Judge of Probate*

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