

VALUE: _____

SEND TAX NOTICE TO:

City of Helena, Alabama

P. O. Box 262

Helena, Alabama 35080

This instrument was prepared by:
WALLACE, ELLIS, FOWLER & HEAD
P. O. Box 587
Columbiana, AL 35851

WARRANTY DEED

**STATE OF ALABAMA
SHELBY COUNTY**

Inst # 1999-38396
09/13/1999-38396
02:28 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 896 91.00

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Sixty-five Thousand and no/100 Dollars (\$65,000.00) and Vendor's Lien in the amount of Fifteen Thousand and no/100 Dollars (\$15,000.00) to the undersigned Grantor (whether one or more), in hand paid by the Grantee herein, the receipt whereof is acknowledged, I, Frank L. Cox, a single man (herein referred to as Grantor, whether one or more), grant, bargain, sell and convey unto City of Helena, Alabama (herein referred to as Grantee, whether one or more), the following described real estate, situated in Shelby County, Alabama, to-wit:

Property described on Exhibit "A" attached hereto and made part and parcel hereof as fully as if set out herein, which said Exhibit "A" is signed by grantor herein for the purpose of identification.


Seller, Frank L. Cox, retains a Vendor's Lien against the above described property to secure the balance of \$15,000.00 due without additional interest on the purchase price of said land, which said remaining indebtedness shall be paid by Grantee to the said Frank L. Cox in three equal installments of \$5,000.00 each, first installment due of January 1, 2000, the other two like payments due on January 1, 2001, and January 1, 2002. As stated above, there shall be no additional interest added to the \$15,000 remaining on the purchase price.

The property described on Exhibit "A" attached hereto constitutes no part of the homestead of the Grantor.

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 Grantees, 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 Grantees, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I (we) have hereunto set my hand(s) and seal(s), this 13th day of September, 1999.

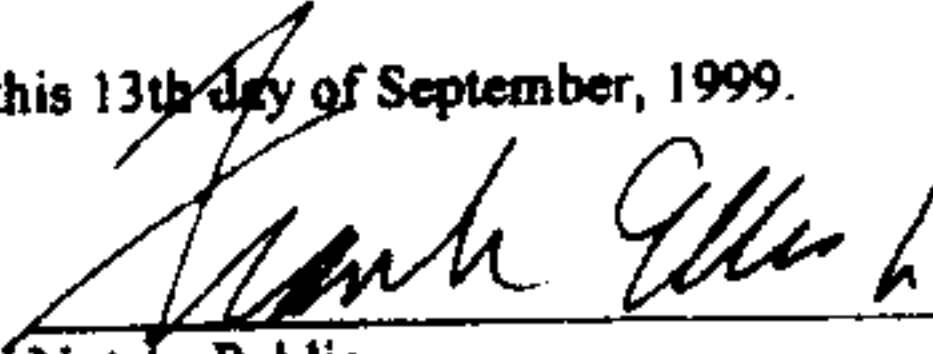
 (SEAL)

Frank L. Cox

**STATE OF ALABAMA
SHELBY COUNTY**

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Frank L. Cox, a single man, 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 13th day of September, 1999.



Notary Public

EXHIBIT "A"

Block 4:

Block 4 of Frank E. "Buck" Cox Property as recorded in Map Book 8 page 21 in the Office of the Judge of Probate of Shelby County, Alabama; being situated in Shelby County, Alabama.

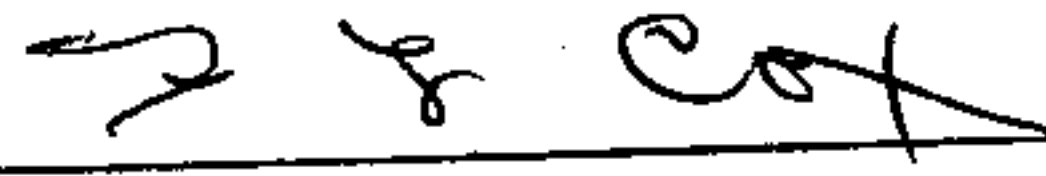
Block 5:

A portion of Block 5 of Frank E. "Buck" Cox Property as recorded in Map Book 8 page 21 in the Office of the Judge of Probate of Shelby County, Alabama, being more particularly described as follows:

BEGIN at the NW corner of Block 5 of Frank E. "Buck" Cox Property as recorded in Map Book 8 page 21 in the Office of the Judge of Probate of Shelby County, Alabama; thence South 84 deg. 24 min. 59 sec. East along the north line of said Block 5 for a distance of 610.94 feet; thence South 04 deg. 19 min. 25 sec. East along the east line of said Block 5 for a distance of 399.40 feet; thence South 63 deg. 52 min. 48 sec. West for a distance of 256.59 feet; thence South 61 deg. 14 min. 30 sec. West for a distance of 130.00 feet; thence South 29 deg. 30 min. 11 sec. East for a distance of 132.00 feet; thence South 61 deg. 14 min. 30 sec. West for a distance of 116.15 feet; thence North 70 deg. 29 min. 30 sec. West for a distance of 43.27 feet; thence North 00 deg. 15 min. 35 sec. West for a distance of 193.12 feet; thence North 00 deg. 52 min. 12 sec. West for a distance of 49.97 feet; thence North 86 deg. 33 min. 33 sec. West for a distance of 235.66 feet to a point on the westerly line of said Block 5; thence North 02 deg. 13 min. 23 sec. East along said westerly line for a distance of 532.71 feet to the POINT OF BEGINNING.

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515 It is the intention to describe and convey all property or interest therein owned by Grantor Frank L. Cox in the City Limits of the City of Helena, Alabama, whether correctly described herein or not.

SIGNED FOR IDENTIFICATION:


Frank L. Cox

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