

This instrument prepared by:  
John E. Medaris  
230 Bearden Road  
Pelham, AL 35124

**Warranty Deed      \*\*Title not examined\*\***

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

That in consideration of ONE THOUSAND DOLLARS (\$1,000.00) to the undersigned grantor (whether one or more), in hand paid by grantee herein, the receipt whereof is acknowledged I or we, Eugene Allen and Wife Margaret Allen (herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto Eugene Allen, Margaret Allen, Gerald W. Oldham, Brenda S. Matthews, and Fonda L. Higgins (herein referred to as grantee, whether one or more), the following described real estate situated in Shelby County, Alabama to wit:

All that part of N 1/2 of SW 1/4 of Section 25, Township 20 South, Range 3 West, lying West of Branch, EXCEPT three lots sold embraced in the following exception: **THERE IS EXCEPTED HEREFROM THE FOLLOWING PROPERTY:** Commence at the SW corner of N 1/2 of SW 1/4 of SE 1/4 of said Section 25, Township 20 South, Range 3 West, and run thence Northerly along the West boundary of said twenty acre tract 450 feet to a point; thence turn an angle to the right of 90 degrees and run Easterly parallel with the North boundary of said twenty acre tract 138 feet; thence turn an angle of 90 degrees right and run thence Southerly parallel with the West boundary of said twenty acre tract 450 feet; thence return an angle of 90 degrees right and run thence Westerly the South boundary of said twenty-acre tract 138 feet to the point of beginning of said exception.

**TO HAVE AND TO HOLD** to said grantees, his, hers or their heirs and assigns forever. And I do, for myself and for my heirs, executors and administrators, covenant with said grantee, his, her or their heirs and assigns, that I am lawfully seized in fee simple of said premises: that they are free from all encumbrances unless otherwise stated above; that I have a good right to sell and convey the same as aforesaid; that I will, and my heirs, executors and administrators shall warrant and defend the same to the said grantee, his heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this 12 day of October, 1999.

*Eugene Allen*  
Eugene Allen

Inst # 1999-42557 *Margaret Allen*  
Margaret Allen

10/13/1999-42557  
02:21 PM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE

STATE OF ALABAMA )  
COUNTY OF SHELBY )

**GENERAL ACKNOWLEDGMENT**

I, \_\_\_\_\_ a Notary Public in and for said County, in said State, hereby certify that Eugene Allen and Margaret Allen whose names are signed to the foregoing conveyance, and who being known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 2 day of October 1999.



Notary Public

Commission Expires: 4/21/2000

10/13/1999-42557  
02:21 PM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
002 WMS 12.00

Inst # 1999-42557