

SEND TAX NOTICE TO:

(Name) Patricia H. Britt

(Address) \_\_\_\_\_

This instrument was prepared by

(Name) Wallace, Ellis, Fowler & Head

(Address) Columbiana, Alabama 35051

Form 1-1-87 Rev. 1-88

WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama

STATE OF ALABAMA

SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of ONE DOLLAR (\$1.00) & other good and valuable consideration

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we,

Cecil Hodgens, Sr. and wife, Nellie Hodgens

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto our daughter.

Patricia H. Britt

(herein referred to as grantee, whether one or more), the following described real estate, situated in  
County, Alabama, to-wit:

Shelby

TRACT I

Beginning at the NE corner of the SW $\frac{1}{4}$  of the NW $\frac{1}{4}$  of Section 1, Township 20 South, Range 2 West; thence run South along the East line thereof 360.00 feet; thence 111° 16' 10" right run Westerly 694.06 feet to the Southeasterly R/W of Shelby County Highway 36; thence 107° 38' 37" right run Northeasterly along said R/W 170.00 feet; thence 53° 58' 22" right run Easterly 541.21 feet to the point of beginning. Containing 3.52 acres. According to the survey of Thomas E. Simmons, Registered Land Surveyor #LS 12945, dated May 23, 1996.

Inst # 1999-43963

10/25/1999-43963  
11:56 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
001 HHS 9.00

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, we have hereunto set our hands(s) and seal(s), this 17  
day of October, 1996

(Seal)

Cecil Hodgens Sr.  
(Cecil Hodgens, Sr.)

(Seal)

(Seal)

Nellie M. Hodgens  
(Nellie Hodgens)

(Seal)

(Seal)

(Seal)

STATE OF ALABAMA

SHELBY

COUNTY

General Acknowledgment

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Cecil Hodgens, Sr. and Nellie Hodgens 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 7 day of October, A. D., 1996

Mary Jones  
Notary Public.