

4966

(RECORDING INFORMATION ONLY ABOVE THIS LINE)

This Instrument was
prepared by:

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PADEN & PADEN
Attorneys at Law
5 Riverchase Ridge, Suite 100
Birmingham, Alabama 35244

SEND TAX NOTICE TO:

JAMES E. ROBERTS
P. O. BOX 370004
BIRMINGHAM, AL 35237

STATE OF ALABAMA)

COUNTY OF JEFFERSON)

Inst # 1999-49752

12/09/1999-49752
09:31 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 CJ1 171.00

WARRANTY DEED

Know All Men by These Presents: That in consideration of ONE HUNDRED SIXTY THOUSAND DOLLARS and 00/100 (\$160,000.00) DOLLARS to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt of which is acknowledged, I, CLAIRE BARNETT TANNAHILL, AN UNMARRIED PERSON (herein referred to as GRANTOR) do grant/bargain, sell and convey unto MARY ANN CLAYTON, AN UNDIVIDED 1/2 INTEREST and to JAMES E. ROBERTS, AN UNDIVIDED 1/2 INTEREST, (herein referred to as GRANTEES, whether one or more) the following described real estate, situated in Shelby County, Alabama, to-wit:

THE SE 1/4 OF SECTION 28, TOWNSHIP 17 SOUTH, RANGE 1 EAST, SHELBY COUNTY, ALABAMA.

SUBJECT TO:

1. TAXES FOR THE YEAR BEGINNING OCTOBER 1, 1999 WHICH CONSTITUTES A LIEN BUT ARE NOT YET DUE AND PAYABLE UNTIL OCTOBER 1, 2000.
2. ANY PRIOR RESERVATION OR CONVEYANCE, TOGETHER WITH RELEASE OF DAMAGES OF MINERALS OF EVERY KIND AND CHARACTER, INCLUDING, BUT NOT LIMITED TO GAS, OIL, SAND, AND GRAVEL IN, ON AND UNDER SUBJECT PROPERTY.
3. RIGHTS OF OTHERS TO USE OF BRANCH/CREEK.

TO HAVE AND TO HOLD Unto the said GRANTEES, his, her or their heirs and assigns, forever.

And I do for myself and for my heirs, executors, and administrators covenant with the said GRANTEES, 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 noted 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 GRANTEES, his, her, or their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTORS, CLAIRE BARNETT TANNAHILL, AN UNMARRIED PERSON, have hereunto set his, her or their signature(s) and seal(s), this the 12th day of November, 1999.

C. Claire B. Tannahill
CLAIRE BARNETT TANNAHILL

STATE OF NORTH CAROLINA
COUNTY OF MACON

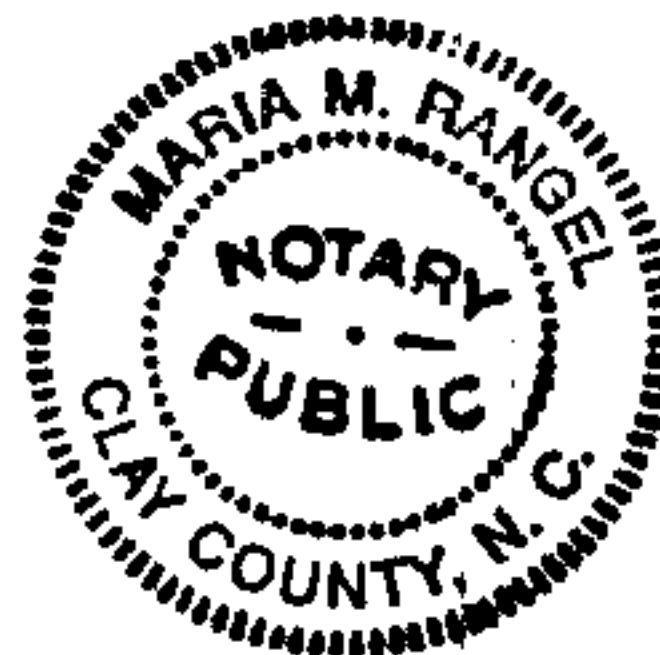
ACKNOWLEDGEMENT

I, the undersigned, a Notary Public, in and for said County, in said State, hereby certify that CLAIRE BARNETT TANNAHILL, whose name(s) is (are) signed to the foregoing conveyance, and who is (are) known to me, acknowledged before me on this day that, being informed of the contents of the conveyance he, she, or they executed the same voluntarily on the day the same bears date.

Given under my hand this the 15 day of November 1999

Maria M. Rangel
Notary Public

My commission expires: My Commission Expires June 27, 2001



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