

This instrument was prepared by

HARRISON, CONWILL, HARRISON & JUSTICE

P. O. Box 557

Columbiana, Alabama 35051

WARRANTY DEED

STATE OF Alabama
Shelby

COUNTY }

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Eighty-Five Thousand and no/100-----Dollars

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we
Carl Lowery, a single man; Danny Carl Lowery, a married man
and Debra Lowery Mills, a divorced woman
(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto

Shelby County Board of Education

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

A part of the SE $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 14, Township 21 South, Range 3 West, more particularly described as follows:

Commence at the SW corner of the said SE $\frac{1}{4}$ of SW $\frac{1}{4}$, Section 14, Township 21 South, Range 3 West, and run thence North 89 deg. East 146 feet to the East right of way line of the Siluria-Montevallo Highway, which is the point of beginning of the lot herein described; thence turn an angle of 115 deg. 0 min. to the left and run thence northerly along the East right of way of the Montevallo-Siluria Highway 80 feet to the SW corner of the Minnie Lowery property; thence turn an angle of 107 deg. 45 min. to the right and run thence easterly along the North boundary of said Minnie Lowery property, 174 feet to a point on the South right of way of Smokey Road; thence turn an angle of 103 deg. 0 min. to the right and run thence southerly 98 feet, to the South boundary of said $\frac{1}{4}$ - $\frac{1}{4}$ section; thence turn an angle of 95 deg. to the right and run westerly along the south boundary of said $\frac{1}{4}$ - $\frac{1}{4}$ section 144 feet to the point of beginning; being situated in Shelby County, Alabama.

GRANTORS ARE THE ONLY HEIRS AT LAW AND NEXT OF KIN OF LERA LOWERY, who died intestate on the 17th day of February, 1988.

THE PROPERTY DESCRIBED HEREIN DOES NOT CONSTITUTE ANY PART OF THE GRANTORS' HOMESTEADS.

Inst • 1999-31819

GRANTEE'S ADDRESS:

P.O. Box 429

Columbiana, AL 35051

12/23/1999
09:41 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE

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 said grantee, his, her or 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 stated 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 grantee, his, her or their 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
December 20, 1999

(SEAL)

Carl Lowery

(SEAL)

(SEAL)

Danny Carl Lowery

(SEAL)

(SEAL)

Debra Lowery Mills

(SEAL)

STATE OF

Alabama

Shelby

COUNTY }

General Acknowledgment

I, the undersigned
in said State, hereby certify that Carl Lowery, a single man; Danny Carl Lowery, a married man
and Debra Lowery Mills, a divorced woman
Whose name(s) 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

20th

December

1999

Harrison & Justice

H. Lowery
Notary Public