

This instrument was prepared by:

William R. Justice
P.O. Box 1144, Columbiana, Alabama 35051

Grantee's address:
2645 Mooney Road
Columbiana, Alabama 35051

WARRANTY DEED

STATE OF ALABAMA

SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Thirty Thousand and no/100 DOLLARS (\$30,000.00) to the undersigned GRANTOR in hand paid by the GRANTEE herein, the receipt whereof is acknowledged, the undersigned **FRED WAYNE HORTON**, married (herein referred to as GRANTOR, whether one or more) does grant, bargain, sell and convey unto **NANCY BUTLER DAVIS** (herein referred to as GRANTEE, whether one or more) the following described real estate situated in SHELBY County, Alabama to-wit:

Beginning at the NW corner of Lot 1, Block 44 of Safford's Addition to Shelby, as recorded in Map Book 3, Page 47 in the Office of the Judge of Probate, Shelby County, Alabama, thence run South along the West property line of said Lot 1 a distance of 73.00 feet; thence turn an angle of 84 degrees 17 minutes 14 seconds left and run a distance of 34.54 feet; thence turn an angle of 19 degrees 05 minutes 32 seconds right and run a distance of 152.03 feet to the right-of-way of Hwy. 47; thence turn an angle of 100 degrees 35 minutes left and run a distance of 112.34 feet; thence turn an angle of 14 degrees 13 minutes 18 seconds left and run a distance of 34.81 feet; thence turn an angle of 91 degrees left and run a distance of 200.00 feet to the point of beginning.

According to the survey of Rodney Shiflett, Aloa. Reg. No. 21784, dated February 9, 1999.

SUBJECT TO: Easements, Restrictions and Rights-of-way of Record.

The above described property does not constitute any part of the homestead of GRANTOR or GRANTOR'S spouse.

\$12,000.00 of the consideration stated above was paid by a purchase money mortgage executed simultaneously herewith.

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SHELBY COUNTY JUDGE OF PROBATE
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30.00

WNBSC/ Davis Plaza

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

And GRANTOR does for GRANTOR and for GRANTOR'S heirs, executors, and administrators covenant with the said GRANTEE and GRANTEE'S heirs and assigns, that GRANTOR is lawfully seized in fee simple of said premises; that they are free from all encumbrances unless otherwise noted above; that GRANTOR has a good right to sell and convey the same as aforesaid; that GRANTOR will and GRANTOR'S heirs, executors and administrators shall warrant and defend the same to the said GRANTEE and GRANTEE'S heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, GRANTOR has hereunto set GRANTOR'S hand and seal, this

6th day of April, 2000.

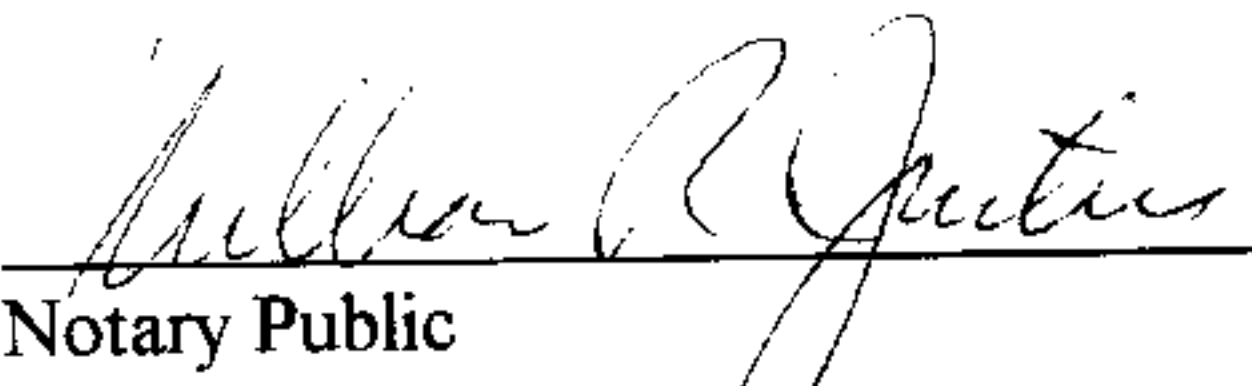

Fred Wayne Horton

STATE OF ALABAMA
SHELBY COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Fred Wayne Horton, married, 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 6th day of April, 2000.


Notary Public

Inst # 2000-11585

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02:01 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 MMS 30.00