

SHELBY COUNTY ABSTRACT & TITLE CO., INC.

P. O. Box 752 - Columbiana, Alabama 35051
(205) 669-6204 (205) 669-6291 Fax (205) 669-3130

SEND TAX NOTICE TO:

(Name) Ginger H. Sova

(Address) 702 1/2 Inverness Green Lane
B Hom Ala 35242

This instrument was prepared by: **MIKE T. ATCHISON**
P. O. Box 822
Columbiana, AL 35051

Form 1-1-27 Rev. 4/98

WARRANTY DEED - Stewart Title Insurance Corporation of Houston, Texas

STATE OF ALABAMA
Shelby

COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Fifty Eight Thousand Six Hundred Dollars and 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,

Jerry L. Bowen, A single man

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

Ginger H. Sova

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

SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION.

06/01/2000-17904
08:29 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
DOE MEL 70.00

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, I have hereunto set my hand(s) and seal(s), this 1

day of May, 2000

(Seal)

Jerry L. Bowen
Jerry L. Bowen

(Seal)

(Seal)

(Seal)

(Seal)

(Seal)

STATE OF ALABAMA
Shelby

COUNTY

General Acknowledgement

I, the undersigned authority Jerry L. Bowen, a Notary Public in and for said County, in said State, hereby certify that he 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 1 day of May, A.D., 2000

Spinda J. Wilder
Notary Public

Inst • 2000-17904

EXHIBIT "A"

TRACT # 2

Begin at the SE Corner of the S W $\frac{1}{4}$ of S E $\frac{1}{4}$ of Section 28, Township 19, South Range 1 East, thence North 2 deg 30 min West along the East line of said $\frac{1}{4}$ - $\frac{1}{4}$ Section 543.78 feet to the Center line of a Pipe line right-of-way, thence South 68 deg 34 min West along the Center line of said right-of-way 332.33 feet, thence North 86 deg 58 min West along the Center line of said right-of-way 245.30 feet to the Southeasterly right-of-way line of Highway # 55, thence South 45 deg 49 min West along said right-of-way 36.38 feet, thence South 44 deg 00 min West along said right-of-way 242.01 feet, thence South 41 deg 44 min West along said right-of-way 210.60 feet, thence South 35 deg 42 min West along said right-of-way 160.10 feet to the South line of said $\frac{1}{4}$ - $\frac{1}{4}$ Section, thence North 87 deg 03 min East 1007.23 feet to the point of beginning.

Containing 8.613 acres less Road right-of-way.

According to the survey of F. W. Meade Reg. # 9124 as made on the 8th day of April, 1985.

Inst # 2000-17904

06/01/2000-17904
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SHELBY COUNTY JUDGE OF PROBATE
002 MEL 70.00