

This Instrument was prepared by:  
WALLACE, ELLIS, FOWDER & HEAD  
P. O. Box 587  
Columbiana, AL 35051

Inst # 2000-22769

**WARRANTY DEED**

**STATE OF ALABAMA  
SHELBY COUNTY**

07/07/2000-22769  
01:54 PM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
001 HNS .00

**KNOW ALL MEN BY THESE PRESENTS:**

That in consideration of **FORTY-SEVEN THOUSAND FIVE HUNDRED AND NO/100 (\$47,500.00) 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, **Daniel Douglas Walton and wife, Teria C. Walton** (herein referred to as grantors) do grant, bargain, sell and convey unto **Shelby County, Alabama** (herein referred to as grantee, whether one or more), the following described real estate, situated in Shelby County, Alabama, to-wit:

A part of Lot 3 of Indian Trace Estates as recorded in Map Book 8, Page 113, in the Office of the Judge of Probate, Shelby County, Alabama, being more particularly described as follows:


Begin at the Northwest corner of the Southwest quarter of the Northeast quarter of Section 22, Township 19 South, Range 2 West, Shelby County, Alabama; thence run South along the West line of said Lot 3 for a distance of 297.05 feet to a 1/2" rebar found; thence turn an angle to the left of 85 degrees 30 minutes 35 seconds and run in an Easterly direction for a distance of 199.04 feet to an iron pin set; thence turn an angle to the left of 116 degrees 05 minutes 29 seconds and run in a Northwesterly direction for a distance of 390.24 feet to an iron pin set on the North line of said Lot 3 and also being the South line of Lot 2 in said Indian Trace Estates; thence turn an angle to the left of 77 degrees 53 minutes 40 seconds and run in a Southwesterly direction along the South line of said Lot 2 and also along the North line of said Lot 3 for a distance of 35.22 feet to an iron pin found; thence turn an angle to the right of 99 degrees 29 minutes 30 seconds and run in a Northerly direction for a distance of 347.36 feet to an iron pin found; thence turn an angle to the left of 90 degrees 00 minutes 00 seconds and run in a Westerly direction for a distance of 20.00 feet to an iron pin found; thence turn an angle to the left of 89 degrees 59 minutes 46 seconds and run in a Southerly direction along the West line of said Lot 3 for a distance of 391.75 feet to the point of beginning.

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

And we do for ourselves and for our heirs, executors and administrators covenant with the said grantees, their heirs and assigns, that we are lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that we have a good right to sell and convey the same as aforesaid; that we will and 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 and seals, this 7 day of July, 2000.

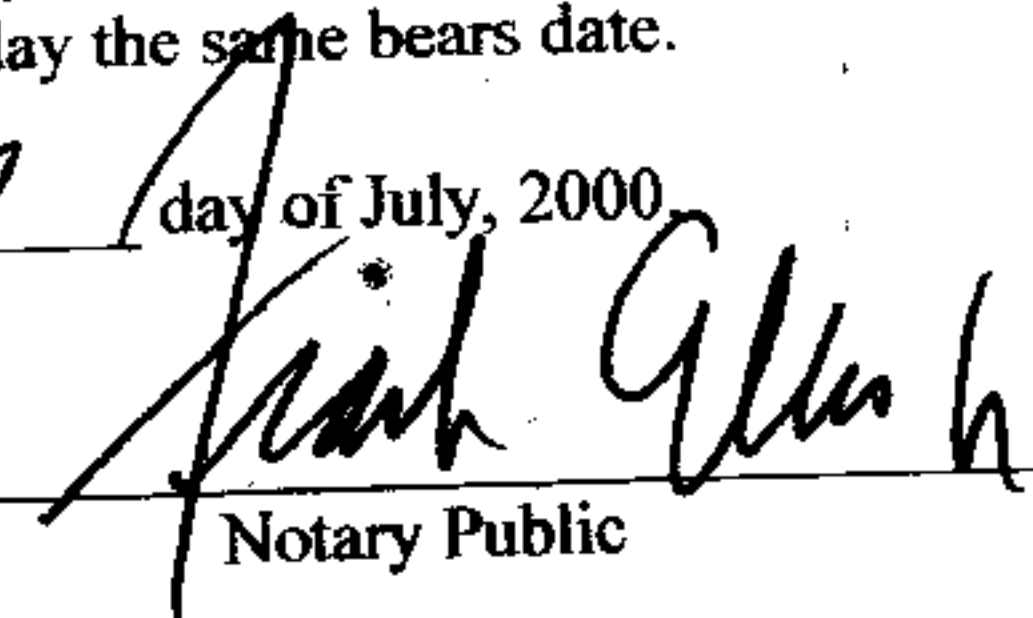
 (SEAL)  
Daniel Douglas Walton

 (SEAL)  
Teria C. Walton

**STATE OF ALABAMA  
SHELBY COUNTY**

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Daniel Douglas Walton and wife, Teria C. Walton, 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 July, 2000.

  
Notary Public