

DEED PREPARED WIITHOUT EVIDENCE OF
TITLE SEARCH

SEND TAX NOTICE TO:
(Name) Herman C. Fochtmann
(Address) 2323 Hwy. 17, Montevallo, AL 35115

This instrument was prepared by

(Name) Patricia Fochtmann Hudnall
(Address) 2104 Sheffield Street, Kingsport, TN 37660-4722

Inst # 2000-33297

09/21/2000-33297
09:49 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 MWB 48.00

WARRANTY DEED

State of Alabama

Shelby County } KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Thirty-nine thousand two hundred dollars (\$39,200.00) to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged. I or we,

Patricia F. Hudnall, (A Married Woman)

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

Herman Carl Fochtmann

(herein referred to as grantee, whether one or more), the following described real estate, situated in Shelby County, Alabama, to-wit: Commence at the Northwest Corner of Section 8, Township 22 South, Range 3 West; thence S88°10'14"E and run 1464.85 feet; thence S12°48'17"W and run 1994.96 feet; thence S87°12'20"E and run 783.02 feet; thence N09°16'19"E and run 291.98 feet to the Point of Beginning; thence S86°06'34"E and run 862.70 feet to the westerly right-of-way line of County Road No. 17; said point being on a curve to the left having a central angle of 04°18'49" and a radius of 833.17 feet; thence along the chord of said curve N39°19'47"E and run 62.71 feet; thence N86°06'34"W and run 364.90 feet; thence N05°57'07"E and run 957.00 feet to the center line of King Creek; thence N55°40'24"W and run 70.78 feet along said center line; thence N32°51'07"W and run 88.69 feet along said center line; thence N29°17'56"W and run 97.87 feet along said center line; thence N39°53'03"W and run 84.01 feet along said center line; thence N36°14'52"W and run 68.57 feet along said center line; thence N24°30'41"W and run 102.94 feet along said center line; thence N24°30'28"W and run 50.00 feet along said center line; thence S24°23'31"W and run 457.40 feet; thence N86°08'24"W and run 239.77 feet; thence S12°48'15"W and run 176.59 feet; thence S86°08'24"E and run 33.41 feet; thence S12°48'15"W and run 35.91 feet; thence S03°32'27"W and run 98.79 feet; thence S86°08'24"E and run 168.71 feet; thence S03°32'27"W and run 706.76 feet to the Point of Beginning. Containing 17.28 acres, more or less. **LEGAL DESCRIPTION WAS TAKEN FROM SURVEY OF FRANK B. GARRETT, JR., AL., REG. NO. 9500 AND DATED JUNE 26, 1995. LEGAL DESCRIPTION PREPARED BY BRAD S. LUCAS, 18 UNION GROVE ROAD, JEMISON, ALABAMA 35085, TELEPHONE: 1-205-688-2100. THE LEGAL DESCRIPTION HEREIN DESCRIBED DOES NOT CONSTITUTE THE HOMESTEAD OF GRANTOR NEITHER THAT OF HER SPOUSE NOR IS IT CONTIGUOUS THERETO.**

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 15th
day of June, 2000.
_____(Seal) Patricia F. Hudnall (Seal)
Patricia F. Hudnall (A married Woman)
_____(Seal) _____(Seal)

STATE OF TENNESSEE
SULLIVAN COUNTY }

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Patricia F. Hudnall, (A Married Woman) 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 has executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 15th day of June, 2000.

Sept. 16, 2002
My Commission Expires:

[Signature]
(Notary Public)