

THIS INSTRUMENT PREPARED BY:
WEATHINGTON & MOORE, P.C.
819 Parkway Drive, S.E.
Leeds, AL 35094

Send Tax Notice To:
Tandra K. Johnson

WARRANTY DEED

STATE OF ALABAMA
SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS, That in consideration of TEN AND NO/100 (\$10.00) 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, WILLIAM LEACHMAN, AN UNMARRIED MAN, LESLIE LEACHMAN, AN UNMARRIED WOMAN, AND MATTHEW LEACHMAN, AN UNMARRIED MAN, BEING ALL THE DISTRIBUTEES AND HEIRS AT LAW OF PAMELA SUE LEACHMAN (herein referred to as Grantor, whether one or more), grant, bargain, sell and convey unto TANDRA K. JOHNSON (herein referred to as Grantee, whether one or more), the following described real estate, situated in Shelby County, Alabama, to-wit:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF BY REFERENCE.

This instrument was prepared without benefit of a Title Insurance Commitment or other title examination. The legal description was furnished by the Grantee.

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 set my (our) hand(s) and seal(s) this 2TH day of Sept, 2000

William Leachman
WILLIAM LEACHMAN

10/02/2000-34615
03:44 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
003 HMB 19.50

Inst # 2000-34615

Leslie Leachman
LESLIE LEACHMAN

Matthew Leachman
MATTHEW LEACHMAN

**STATE OF ALABAMA
JEFFERSON COUNTY**

I, the undersigned authority, a Notary Public in and for said County in said State, hereby certify that WILLIAM LEACHMAN, LESLIE LEACHMAN AND MATTHEW LEACHMAN 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 27th day of Sept, 2000.

James L. Sullivan
Notary Public

My Commission Expires:

9-29-02

EXHIBIT "A"

PARCEL I:

Commence at the S. E. corner of the N. W. $\frac{1}{4}$ of the N. W. $\frac{1}{4}$ of Section 23, T. 17. S., R. 1 E., thence run west along the south line of said $\frac{1}{4}$ - $\frac{1}{4}$ section 264.10 feet to the POINT OF BEGINNING, thence continue along said course 285.90 feet, thence run $91^{\circ} 04'$ right and run 310.00 feet, thence turn $88^{\circ} 56'$ right and run 210.00 feet, thence turn $77^{\circ} 21'$ right and run 317.15 feet to the POINT OF BEGINNING, being situated in the NW $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 23, T 17 S., R 1 E, Shelby County, Alabama.

PARCEL II:

Commence at the S. E. corner of the N. W. $\frac{1}{4}$ of the N. W. $\frac{1}{4}$ of Section 23, T. 17 S., R 1 E., thence run West along the South line of said $\frac{1}{4}$ - $\frac{1}{4}$ section 550.0 feet to the point of beginning, thence continue along said course 100 feet, thence turn $82^{\circ} 07'$ right and run 457.75 feet, thence turn $111^{\circ} 35'$ right and run 100 feet, thence turn $45^{\circ} 30'$ right and run 139.2 feet, thence turn $31^{\circ} 52'$ right and run 310.0 feet to the point of beginning.

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