

VALUE: _____
SEND TAX NOTICE TO:

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

Jane Jones, Linnie Ann Cumberland, Nancy Chambers
c/o Ida M. Cumberland
3342 North Wildwood Drive
Pelham, Alabama 35124

Inst # 2001-07920
03/06/2001-07920
03:57 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 CJ1 12.50

WARRANTY DEED

**STATE OF ALABAMA
SHELBY COUNTY**

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of One and no/100 Dollars (\$1.00) and love and affection to the undersigned Grantor (whether one or more), in hand paid by the Grantee herein, the receipt whereof is acknowledged, I or we, **Ida M. Cumberland**, widow of W. M. Cumberland, Sr., deceased (herein referred to as Grantor, whether one or more), grant, bargain, sell and convey unto **Jane Jones, Linnie Ann Cumberland, and Nancy Chambers** (herein referred to as Grantee, whether one or more), the following described real estate, situated in Shelby County, Alabama, to-wit:

Begin at the NE corner of the NE $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Section 12, Township 20 South, Range 3 West, Shelby County, Alabama; thence S 89 deg 52'22" W along the North line of said Section 12 a distance of 65.11'; thence leaving said section line S 32 deg 22'26" W a distance of 679.65'; thence S 34 deg 24'33" W a distance of 432.48'; thence S 25 deg 48'18" W a distance of 270.01'; thence S 2 deg 07'55" W a distance of 153.69' to a point on the South line of said $\frac{1}{4}$ $\frac{1}{4}$ section, said point also being the NW corner of Lot 1, corrected R.O. Ramer's Addition to Little Oak Ridge Estates as recorded in Map Book 11 page 3 and Map Book 11 page 8, in the Office of the Judge of Probate of Shelby County, Alabama; thence N 89 deg 41'42" E along said $\frac{1}{4}$ $\frac{1}{4}$ line a distance of 839.80' measured (841.57' map) to the SE corner of said $\frac{1}{4}$ $\frac{1}{4}$ section; thence N 1 deg 50'55" W along the East line of said Section 12 a distance of 1325.31 feet to the point of beginning; containing 15.30 acres, more or less.

Subject to:

- Any prior reservation or conveyance, together with release of damages of minerals of every kind and character, including, but not limited to gas, oil, sand, and gravel in, on and under subject property, if any.
- Transmission Line Permit(s) to Alabama Power Company as shown by instrument(s) recorded in Deed Book 101 page 511 in Probate Office.

Ida M. Cumberland is the surviving grantee of deed recorded in Inst. #1994-08038 in the Probate Office of Shelby County, Alabama; the other grantee, W. M. Cumberland, Sr. having died on or about October 3, 2000.

TO HAVE AND TO HOLD to the said Grantee, its successors and assigns forever.

And I (we) do for myself (ourselves) and for my (our) heirs, executors and administrators covenant with the said Grantees, its successors 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, its successors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I (we) have hereunto set my hand(s) and seal(s), this 6th day of March, 2001.

Ida M. Cumberland (SEAL)
Ida M. Cumberland

**STATE OF ALABAMA
SHELBY COUNTY**

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that **Ida M. Cumberland**, widow of W. Mason Cumberland, deceased, 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, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 6th day of March, 2001.

Frank Ellis
Notary Public