

STATE OF ALABAMA

*

WARRANTY DEED

*

COUNTY OF SHELBY

*

KNOW ALL MEN BY THESE PRESENTS, that in consideration of Five Hundred and NO/100 (\$500.00) Dollars and other good and valuable consideration to the undersigned, Mary E. Sisk, a single woman herein referred to as Grantor, in hand paid by Freda Hammonds, a married woman herein referred to as Grantee, the receipt of which is acknowledged, the said Grantor does hereby grant, bargain, sell and convey unto the Grantee, the following described real estate, situated in Shelby County, Alabama, to-wit:

One acre situated in the SE1/4 of the NW1/4 of Section 9, Township 19, Range 2 East, more particularly described as follows: Commence at an iron pin on the Northeast corner of a bridge crossing Spring Creek or Spring Branch on Shelby County Highway No. 81, said point being in the NE1/4 of SW1/4 of Section 9, Township 19 South, Range 2 East; thence run due East parallel with the North line of said 1/4-1/4 Section a distance of 20 feet, more or less, to a point on the East right-of-way line of said Shelby County Highway No. 81; thence run Northerly along the East right-of-way line of said Shelby County Highway No. 81; a distance of 340 feet to the point of beginning of the parcel herein described; thence run in an Easterly direction along the North line of the Fred W. Lucas and Patsy Lucas property as described in Deed Book 294, page 94, a distance of 420 feet to a point; thence run in a Northeasterly direction parallel to the East right-of-way line of said Shelby County Highway No. 81 a distance of 105 feet to a point; thence run Westerly a distance of 420 feet to a point on the East right-of-way line of Shelby County Highway No. 81, said point being 105 feet measured along said right-of-way Northerly of the point of beginning; thence run Southerly along the East right-of-way line of Shelby County Highway No. 81, 105 feet to the point of beginning.

This conveyance is prepared without benefit of title examination by the Preparer.

TO HAVE AND TO HOLD unto the said Grantee, her heirs and assigns forever; it being the intention of the parties to this conveyance that the interest in fee simple shall pass to the heirs and assigns of the Grantee herein.

And the Grantor does for herself and for her heirs, executors, and administrators covenant with the said Grantee, her heirs and assigns, that she is lawfully seized in fee simple of said premises; that she has a good right to sell and convey the same as aforesaid; that she will and her heirs, executors and administrators shall warrant and defend the same to the said Grantee, her heirs and assigns forever against the lawful claims of all persons except as herein stated.

Wherever used herein the singular number shall include the plural, the plural shall include the singular, the use of any gender shall include other genders, when applicable, and related words shall be changed to read as appropriate.

IN WITNESS WHEREOF, the undersigned Grantor has hereunto set her hand and seal this the 3rd day of August, 2001.

Mary E. Sisk

Mary E. Sisk

Tract # 2001-32820

08/06/2001-32820
04:57 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE

STATE OF ALABAMA,
SHELBY COUNTY.

I, the undersigned authority, in and for said County, in said State, hereby certify that, Mary E. Sisk, a single woman whose name is signed to the foregoing instrument and who is known to me, acknowledged before me on this day that being informed of the contents of this instrument, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 3rd day of August 2001
2001.

Fara Broome

NOTARY PUBLIC

My Commission Expires: 8-28-2004

This document prepared by:
Mitchell & Graham, PC
P. O. Drawer 305
Childersburg, Alabama 35044
Please Send Tax Notice To:
Freda Hammonds

Inst # 2001-32820

08/06/2001-32820
01:57 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
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