

Value:  
\$80,200

Tax: \$ 80.20  
Fee: 14.00  
\$94.20

**SEND TAX NOTICE TO:**  
Charles E. Seales and Martha E. Seals  
585 Massey Road  
Alabaster, AL 35007

STATE OF ALABAMA           )  
  )  
SHELBY COUNTY               )

**GENERAL WARRANTY DEED**

**KNOW ALL MEN BY THESE PRESENTS**, that for and in consideration of the sum of Ten and No/100 Dollars (\$10.00) and other good and valuable considerations to the undersigned, **CHARLES SEALES and MARTHA E. SEALES** (hereinafter referred to as the "Grantors"), in hand paid by **CHARLES E. SEALES, Trustee, or his successors in trust under the CHARLES E. SEALES LIVING TRUST dated October, 2001 and MARTHA E. SEALES, Trustee, or her successors in trust under the MARTHA E. SEALES LIVINGTRUST dated October 1, 2001, as tenants in common** (hereinafter referred to as the "Grantees"), the receipt of which is hereby acknowledged, the said Grantors do by these presents grant, bargain, sell and convey unto the said Grantees all of their right, title, and interest in and to that certain real estate situated in Shelby County, Alabama, (the "Property"):

A parcel of land lying in the SW 1/4 of NE 1/4 Section 36, Township 20 South, Range 3 West and more particularly described as follows:

Starting at the Southwest corner of the said SW 1/4 of NE 1/4, Section 36, Township 20 South, Range 3 West, known as the true corner which is 51 feet North of the previous used corner. Run northerly along West boundary line of the said SW 1/4 of NE 1/4 a distance of 452.0 feet to an iron marker, the point of beginning; thence continue along the said West boundary of the said SW 1/4 of NE 1/4 a distance of 183.0 feet to an iron marker at a fence thence run South 88 deg. 00 minutes East along the said fence to a point thence continue along the same line for a total distance of 589.7 feet to Northwest right-of-way of Highway 11, known as Simmsville Road; thence run Southwesterly along the said right-of-way of said road along a curve to the right and then to the left a distance of 270.8 feet to an iron marker on said right-of-way of said Highway 11, known as Simmsville Road, thence run North 88 degrees 00 minutes West a distance of 394.0 feet to the point of beginning.

Said parcel of land lies in the said SW 1/4 of NE 1/4, Section 36, Township 20 South, Range 3 West, Shelby County, Alabama, and contains 2.1 acres.

01/28/2002-04534  
09:45 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
002 MEL 94.50

Inst # 2002-04584

NOTE: This warranty deed has been prepared without the benefit of a current survey, title examination or title binder and all instructions contained herein have been provided by the Grantor.

TO HAVE AND TO HOLD unto the said GRANTEES, in fee simple forever, and to the successors of such forever, together with every contingent remainder and right of reversion.

The Grantors do individually and for the heirs, executors, and administrators of the Grantors covenant with said Grantees and the successors of the Grantees, that the Grantors are lawfully seized in fee simple of said premises; that said premises are free from all encumbrances, unless otherwise noted above; that the Grantors have a good right to sell and convey the said premises; that the Grantors and the heirs, executors, and administrators of the Grantors shall warrant and defend the said premises of the Grantees and the heirs and assignees of the Grantees forever against the lawful claims of all persons.

IN WITNESS WHEREOF, the said Grantors have hereto set their hand and seal on this the 4th day of October, 2001.



Charles Seales



Martha E. Seales

STATE OF ALABAMA )

JEFFERSON COUNTY )

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that **Charles Seales and Martha E. Seales**, whose names are signed to the foregoing instrument and who are known to me, acknowledged before me on this day, that being informed of the contents of said instrument, they, as such officer and with full authority, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal on this the 4th day of October, 2001.

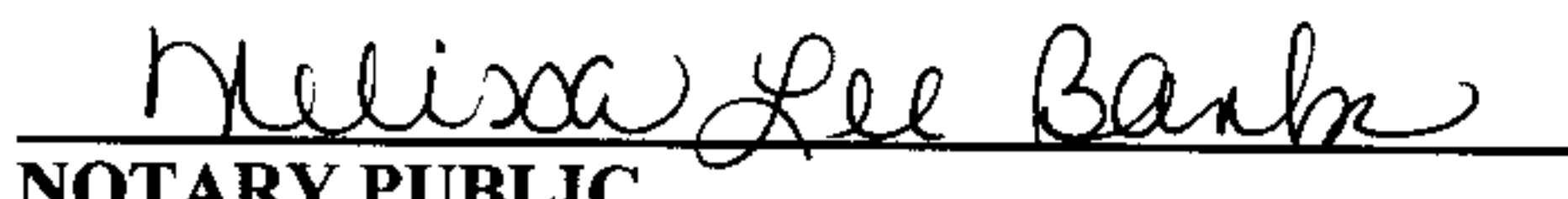
**This Instrument Prepared By:**

R.F. (Ben) Stewart III

1800 International Park Drive, Suite 10

Birmingham, Alabama 35243

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NOTARY PUBLIC

My Commission Expires: 7.22.04

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01/28/2002--04584  
09:45 AM CERTIFIED

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