

\$ 8,000⁰⁰

20020620000290180 Pg 1/4 28.00
Shelby Cnty Judge of Probate, AL
06/20/2002 10:39:00 FILED/CERTIFIED

THIS DEED WAS PREPARED BY:

SEND TAX NOTICES TO:

✓ JOHN DAUGHERTY
ATTORNEY AT LAW
1601 GENTILLY DRIVE
VESTAVIA HILLS, AL. 35226

EARNEST F. KIKER
2204 TRAVIS DRIVE
HOOVER, AL. 35226

WARRANTY DEED

STATE OF ALABAMA)
SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of One (\$1.00) Dollar and other good and valuable consideration in hand paid to the undersigned, the receipt whereof is hereby acknowledged, the undersigned Ellis Wade Lynn, and his wife, Linda Guess Lynn, (Grantors) hereby grant, bargain, sell and convey unto Earnest F. Kiker, (Grantee), all their right, title, interest, and claim in or to the following described real estate, situated in Shelby County, Alabama, to-wit:

See Exhibit "A" attached hereto.

The above described property does not constitute any part of the homestead of the grantor.

SUBJECT TO CURRENT YEARS AD VALOREM TAXES..

TO HAVE AND TO HOLD the described premises to said GRANTEE, his SUCCESSORS, HEIRS and ASSIGNS FOREVER in fee simple forever, together with every contingent remainder and right of reversion.

And I(we) do for myself(ourselves) and for my(our) heirs, executors, successors and administrators covenant with the said grantees, their heirs, successors and assigns, that I(we) am(are)

lawfully seized in fee simple of said premises; that it is free from any and all environmental concerns; that it is 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 grantee, his(its) heirs, successors and assigns forever, against the lawful claims of all persons and entities.

Given under my hand and seal, this EIGHTEENTH (18th) day of JUNE, 2002.

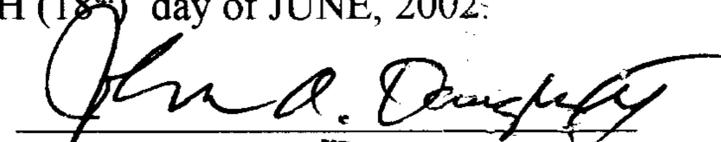

ELLIS WADE LYNN (Grantor)


LINDA GUESS LYNN (Grantor)

State of Alabama)
County of Shelby)

I, the undersigned authority, a Notary Public in and for said County in said State, hereby certify that Ellis Wade Lynn, 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, he executed the same voluntarily on the day the same bears date.

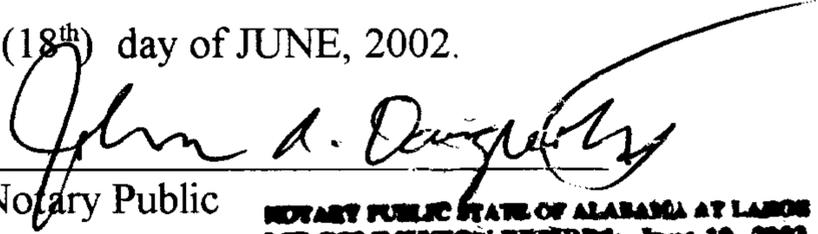
Given under my hand this the EIGHTEENTH (18th) day of JUNE, 2002:


Notary Public
NOTARY PUBLIC STATE OF ALABAMA AT LARGE
MY COMMISSION EXPIRES: June 10, 2003
BONDING THRU NOTARY PUBLIC UNDERWRITERS
My Commission expires: _____

State of Alabama)
County of Shelby)

I, the undersigned authority, a Notary Public in and for said County in said State, hereby certify that Linda Guess Lynn, 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 this the EIGHTEENTH (18th) day of JUNE, 2002.



Notary Public

**NOTARY PUBLIC STATE OF ALABAMA AT LARGE
MY COMMISSION EXPIRES: June 16, 2003
SIGNED THIS NOTARY PUBLIC UNDERWRITING**

My Commission expires: _____

EXHIBIT "A"

A parcel of land in the NE $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Section 14, Township 18, Range 1 East, Shelby County, Alabama, being a portion of the lands conveyed to Lila Rocks and husband, Carrol A. Rocks in deed recorded in Deed Book 267, page 402, in the Probate Office of Shelby County, Alabama, more specifically described as:

Beginning at a point on the North boundary line of the right of way of the Central of Georgia Railway, at the Southeast corner of the Arnold A. Whitfield lot; thence North along the East line of the Whitfield lot a distance of 210 feet; thence Southeasterly, parallel with the North boundary line of said railroad right of way a distance of 210 feet; thence South parallel with the East line of Whitfield lot a distance of 210 feet to a point on the North boundary line of said railroad right of way; thence Northwesterly along the North boundary line of said railroad right of way a distance of 210 feet to the point of beginning.

ALSO an easement for ingress and egress 20 feet wide over and across Lila Rocks and husband, Carol A. Rocks remaining land from Alabama State Highway No. 25 to the above described property.