

This Instrument was Prepared by:
Christopher R. Smitherman, Attorney At Law
P.O. Box 261
Montevallo, AL 35115
(205) 665-4357

Send Tax Notice:
Donna C. Smitherman
Rhonda K. Pickett
Alton Eugene Carden
102 Maplecrest Drive
Alabaster, AL 35007

STATE OF ALABAMA)
)
SHELBY COUNTY) **WARRANTY DEED**

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of **Five Hundred and 00/100 Dollars (\$500.00)** and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **Donna C. Smitherman, a single woman; and Rhonda K. Pickett, a married woman**, hereinafter called "Grantor," does hereby GRANT, BARGAIN, SELL AND CONVEY unto **Donna C. Smitherman, a single woman; Rhonda K. Pickett, a married woman; and Alton Eugene Carden, a married man**, hereinafter called "Grantee" in fee simple, together with every contingent remainder and right of reversion, the following described real estate, situated in **Shelby County, Alabama**, to-wit:

See Attached Legal Description marked as Exhibit "A"

Note: This property does not constitute homestead for the Grantors nor the Grantees.

Note: The legal description in Exhibit "A" is taken from a warranty deed executed the 24th day of March, 1992 and recorded at the Shelby County Probate Office in Book 397, Page 382, on the 24th day of March, 1992.

Note: This deed was prepared without evidence of title insurance.

TO HAVE AND TO HOLD to the said Grantees in fee simple 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 heirs and assigns 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, administrators of the Grantors shall warrant and defend the said premises to the Grantees and the heirs and assigns of the Grantees forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the Grantors have executed this Deed and set the seal of the Grantors thereto on this date the 14th day of March, 2001 at 831 Island Street, Montevallo, Alabama.

GRANTORS

Donna C. Smitherman (LS.)
Donna C. Smitherman

Rhonda K. Pickett (L.S.)
Rhonda K. Pickett

STATE OF ALABAMA

)

ACKNOWLEDGMENT

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SHELBY COUNTY

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I, Chris Smitherman, a Notary Public for the State at Large, hereby certify that the above posted names, Donna C. Smitherman and Rhonda K. Pickett, which are signed to the foregoing Deed, who are known to me, acknowledged before me on this day that, being informed of the contents of the Deed, that said persons executed the same voluntarily on the day the same bears date.

GIVEN UNDER MY HAND AND OFFICIAL SEAL OF OFFICE on this the 14th day of March, 2001.

Chris Smitherman
NOTARY PUBLIC
My Commission Expires: 5/13/04

PARCEL TWO:

A part of the S $\frac{1}{2}$ of SW $\frac{1}{4}$ of Section 17, Township 21 South, Range 2 West, described as follows: Begin at the southwest corner of the SE $\frac{1}{4}$ of SW $\frac{1}{4}$ of Section 17 and run North along West line of said ~~1-4~~ Section a distance of 207.46 feet to a point on east right of way line of U. S. Highway No. 31; thence run in a northwesterly direction along said right-of-way a distance of 376.19 feet to the point of beginning, and which point constitutes the southwest corner of land owned by James E. Carden; thence turn an angle of 110 deg. 16 min. right and run along south line of Carden property a distance of 500 feet; thence turn an angle of 69 deg. 44 min. right and run parallel to east right of way line of Highway No. 31 a distance of 150.00 feet to a point; thence turn an angle of 110 deg. 16 min. right and run a distance of 500 feet to point on east right of way line of U. S. Highway No. 31; thence run northwesterly along east right of way line of U. S. Highway No. 31 for 150.0 feet to point of beginning; situated in Shelby County, Alabama.