

WARRANTY DEED

This instrument was prepared by:
B. CHRISTOPHER BATTLES
3150 HIGHWAY 52 WEST
PELHAM, AL. 35124

Send tax notice to:
Nancy F. Odom
55 Pine Lane
Montevallo, Alabama 35115

**STATE OF ALABAMA
COUNTY OF SHELBY**

Know All Men by These Presents: That in consideration of **Seventy one thousand two hundred fifty and no/100 (\$71,250.00)** to the undersigned grantor, in hand paid by the grantee herein, the receipt where is acknowledged, I/We, **Marvin L. Hyde and Lawana B. Hyde, husband and wife** (herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto **Nancy F. Odom** (herein referred to as grantee, whether one or more) the following described real estate, situated in **Shelby** County, Alabama, to-wit:

See Exhibit "A" Legal Description attached hereto and made a part hereof.

Mineral and mining rights excepted.

Subject to existing easements, restrictions, set back lines, rights of way, limitations, if any of record.

\$70,136.00 of the purchase price recited above was paid from mortgage loan closed simultaneously herewith.

To Have and to Hold to the said grantee, his, her or their heirs and assigns forever.

And I do, for myself and for my heirs, executors and administrators, covenant with said grantee, his, her or their heirs and assigns, that I am lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise stated above; that I have a good right to sell and convey the same as aforesaid; that I will, and my heirs, executors and administrators shall warrant and defend the same to the said grantee, his, her or their heirs and assigns forever, against the lawful claims of all persons.

In Witness Whereof, I (we) have hereunto set my (our) hand(s) and seal(s) this 22nd day of November, 2002.

Witness

Marvin L. Hyde (Seal)
Marvin L. Hyde

Witness

Lawana B. Hyde (Seal)
Lawana B. Hyde

**STATE OF ALABAMA
COUNTY OF SHELBY**

I, B. Christopher Battles, a Notary Public in and for said County, in said State, hereby certify that **Marvin L. Hyde and Lawana B. Hyde, husband and wife** whose name(s) is/are signed to the foregoing conveyance, and who is/are known to me, acknowledged before me on this day that, being informed of the contents of this conveyance, he/she/they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this 22nd day of November, 2002.

[Signature]

Notary Public
My Commission Expires: 02-25-05

EXHIBIT "A" LEGAL DESCRIPTION

A parcel of land situated in the Southeast $\frac{1}{4}$ of the Northwest $\frac{1}{4}$ of Section 2, Township 22 South, Range 4 West, in Shelby County, Alabama, and being more particularly described as follows: Commence at the Southeast corner of said $\frac{1}{4}$ $\frac{1}{4}$; thence run West along the South line of said $\frac{1}{4}$ $\frac{1}{4}$ Section a distance of 458.76 feet; thence North 00 deg. 26 min. 44 sec. East and parallel to East line of said $\frac{1}{4}$ $\frac{1}{4}$ a distance of 349.40 feet to the point of beginning of the parcel herein described; thence continue along the last described course of 130.00 feet; thence North 89 deg. 33 min. 16 sec. West a distance of 105.00 feet; thence South 00 deg. 26 min. 44 sec. West and parallel with the East line of said $\frac{1}{4}$ $\frac{1}{4}$ a distance of 130.00 feet; thence South 89 deg. 33 min. 16 sec. East a distance of 105.00 feet to the point of beginning; being situated in Shelby County, Alabama.