

This instrument was prepared by :
Richard C. Shuleva, Attorney at Law
2153 Riverchase Office Road
Birmingham, Alabama 35244

Send Tax Notice To:
Wilton R. Abbott

WARRANTY DEED



20030106000009890 Pg 1/1 16.00
Shelby Cnty Judge of Probate, AL
01/06/2003 12:28:00 FILED/CERTIFIED

STATE OF ALABAMA)
SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS: That in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration, the receipt whereof is hereby acknowledged, the undersigned **Walton Wilton Abbott, an unmarried man, and Annie Maude Abbott, an unmarried woman**, hereinafter called Grantors, hereby remises, releases, grants, sells, transfers, and conveys to **Wilton R. Abbott, an unmarried man**, hereinafter called Grantee, all their right, title, interest, and claim in or to the following described real estate, situated in Shelby County, Alabama, to wit:

A parcel of land in the N.W. 1/4 of the N.W. 1/4 of Section 2, Township 21 South, Range 3 West, Shelby County, Alabama described as follows: Commence at the Northwest corner of said Section 2, Thence run South along the West section line 362.40 feet, Thence turn left 83 deg. 13 min. 00 sec. and run Southeast 376.00 feet to a point on the South right-of-way of Second Avenue Southwest, Alabaster, Alabama and the point of beginning: Thence continue last course 137.78 feet, Thence turn Left 82 deg. 22 min. 22 sec. and run Northeast 114.02 feet, Thence turn Right 03 deg. 52 min. 00 sec. and run Northeast 5.31 feet, Thence turn Left 06 deg. 36 min. 38 sec. and run Northeast 75.00 feet, Thence turn Left 90 deg. 11 min. 00 sec. and run West 70.02 feet, Thence turn Left 90 deg. 04 min. 11 sec. and run South 70.77 feet, Thence turn Right 82 deg. 00 min. 11 sec. and run Southwest 86.40 feet, Thence turn Left 87 deg. 46 min. 00 sec. and run South 108.69 feet to the point of beginning, Containing 0.51 acre.

Subject to easements and restrictions of record, if any. Title not examined by preparer of this instrument. This deed prepared according to survey. **TO HAVE AND TO HOLD TO SAID GRANTEE FOREVER.**

IN WITNESS WHEREOF, on this the 12 day of December, 2001, the said Grantors have caused these presents to be executed by them.

Wilton R. Abbott

Wilton R. Abbott

WITNESS

WALTON WILTON ABBOTT

DB Don

Annie Maude Abbott

WITNESS

ANNIE MAUDE ABBOTT

STATE OF ALABAMA)
SHELBY COUNTY)

I, the undersigned authority, a Notary Public in and for the said County, in the state of Alabama, hereby certify that **Walton Wilton Abbott and Annie Maude Abbott, Grantors**, whose names are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day, that being informed of the contents of the above conveyance, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal on this 12 day of December, 2001.

[Signature]
NOTARY PUBLIC

My Commission Expires: 7/26, 2002.