20030206000072910 Pg 1/1 33.50
Shelby Cnty Judge of Probate,AL
02/06/2003 09:42:00 FILED/CERTIFIED

This instrument prepared by:
Jackson G. Shores, Jr., Attorney at Law
P. O. Box 371101
Birmingham, AL 35237-1101

Send Tax Notice to:
April M. Sharpe
2484 Salem Road
Montevallo, Alabama

STATE OF ALABAMA)
)
COUNTY OF SHELBY)

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Twenty-two Thousand Five Hundred Dollars and No Cents ($22,500.00), in hand paid by the Grantee herein, the receipt of which is hereby acknowledged, I, George S. Williamson, a single man (hereinafter "Grantor"), do grant, bargain, sell and convey unto April M. Sharpe, a single woman (hereinafter "Grantee"), in fee simple, together with every contingent remainder and right of reversion, my undivided one-half (1/2) interest in the following-described real property situated in Shelby County, Alabama, to wit:

> A parcel of land located in the SW ¼ of the SE ¼ and the NW ¼ of the SE ¼ of Section 4, Township 22 South, Range 3 West, Shelby County, Alabama, more particularly described as follows: Commence at the Southeast corner of the SW ¼ of the SE ¼ of said Section 4; thence in a northerly direction along the east line of said ¼-¼ section a distance of 1009.0 feet to the point of beginning; thence continue along the last-described course, along said east line a distance of 311.76 feet to the Northeast corner of said ¼-¼ section; thence 00° 37' 44" left in a northerly direction along the east line of the NW ¼ of the SE ¼ of said Section 4 a distance of 213 feet; thence 87° 26' 26" left, in a westerly direction a distance of 1299.32 feet to a point on the northeast right-of-way line of Shelby County Highway No. 15, said point also being on a curve to the right, said curve having a radius of 5847.7 feet and a central angle of 1° 19' 26"; thence 94° 21' 44" left to tangent of said curve; thence along arc of said curve in a southeasterly direction along said right-of-way line a distance of 135.1 feet to end of said curve; thence continue in a southeasterly direction along said right-of-way line a distance of 198.31 feet; thence 86° 57' 42" left in an easterly direction a distance of 1291.55 feet to the point of beginning; being situated in Shelby County, Alabama;

together with all the rights, easements, and appurtenances belonging or in any way incident or appertaining thereto; and subject to any and all existing mortgages, easements, current taxes, restrictions, set-back lines, and rights of way of record;

TO HAVE AND TO HOLD to said Grantee, her heirs and assigns forever.

The preparer of this instrument has not examined title to the property described herein, makes no certification as to title, and does not personally or individually warrant the title to said property.

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

IN WITNESS WHEREOF, I have hereunto set my hand this 13 day of March, 2000.

George S. Williamson
GEORGE S. WILLIAMSON, GRANTOR

STATE OF ALABAMA)
)
SHELBY COUNTY)

GENERAL ACKNOWLEDGMENT

I, Melissa Bolton, a Notary Public in and for said County and State, hereby certify that George S. Williamson, 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 on this the 13th day of March, 2000.

My Commission Expires:

Melissa Bolton
Notary Public

NOTARY PUBLIC STATE OF ALABAMA AT LARGE.
MY COMMISSION EXPIRES: Aug. 27, 2001.
BONDED THRU NOTARY PUBLIC UNDERWRITERS.