

Document Prepared By:  
**Todd H. Barksdale, P. C.**  
**1707 29th Court South**  
**Birmingham, Alabama 35209**

Send Tax Notice To:  
**Vickie L. Grimes**  
**364 WOODWARD COURT**  
**BIRMINGHAM, AL 35242**

**GENERAL WARRANTY DEED**

**STATE OF ALABAMA }  
COUNTY OF Shelby }  
}**

THAT IN CONSIDERATION OF **Three Hundred Thirty Thousand and NO/00 Dollars** (\$330,000.00) to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt of where is acknowledged, I or we, **Roy W. Gilbert, III** ~~A MARRIED MAN THE PROPERTY IS IS NOT HOMESTEAD TO HIS WIFE~~  
(herein referred to as **Grantor(s)**), grant, sell, bargain and convey unto **Vickie L. Grimes**

(herein referred to as **Grantee(s)**), the following described real estate the following described real estate, situated in **Shelby County, Alabama** to wit:

**See attached "A"**

Subject to easements, set back lines, restrictions, covenants, mineral and mining rights and current taxes due.

**\$.00** of the above consideration above paid from the proceeds of purchase money mortgage closed herewith.

TO HAVE AND HOLD the afore granted premises in fee simple to the said **GRANTEE(S)** and his/her/theirs heirs, successors and assigns forever.

And I or we do for myself or ourselves and for my or our heirs, executors and administrators covenant with said Grantees, their heirs and assigns, that I am, or we are, lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that I, or we, have good right to sell and convey the same as aforesaid; that I, or we, and my, or our heirs, executors and administrators shall warrant and defend that same to the said **GRANTEE(S)**, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said **GRANTOR(S)** have hereunto set their hand and seal, this 18th day of June, 2004.

**GRANTOR(S)**

  
\_\_\_\_\_  
**Roy W. Gilbert, III** (SEAL)

**STATE OF ALABAMA  
COUNTY OF JEFFERSON**

I, the undersigned notary public in for and said State, hereby verify that **Roy W. Gilbert, III** whose name(s) is/are signed to the foregoing conveyance, and who is/are known to me, he acknowledge before me on this day that, being informed of the contents of the document, he executed the same voluntarily on the same bears date.

Given under my hand and seal this 18th day of June, 2004.

  
\_\_\_\_\_  
**Notary Public**  
**My commission expires: 02/20/05**

A parcel of land in the Southeast  $\frac{1}{4}$  of the Northeast  $\frac{1}{4}$  of Section 12, Township 19 South, Range 1 East and the North  $\frac{1}{2}$  of Section 7, Township 19 South, Range 2 East, more particularly described as follows:

Commence at the Northwest corner of Section 7, Township 19 South, Range 2 East; thence run South along the West line of Section 7 for a distance of 1318.74 feet; thence turn an angle to the right of 88 degrees, 14 minutes and run West for a distance of 300.00 feet; thence turn an angle to the left of 45 degrees and run Southwest for a distance of 911.16 feet to the point of beginning; from the point of beginning thus obtained continue along the last described course for a distance of 431.90 feet; thence turn an angle to the left of 142 degrees, 32 minutes, 53 seconds and run Northeast for a distance of 2187.27 feet; thence turn an angle to the right of 27 degrees, 52 minutes, 09 seconds and run Southeast for a distance of 614.00 feet; thence turn an angle to the left of 78 degrees, 47 minutes, 04 seconds and run Northeast for a distance of 206.42 feet; thence turn an angle to the left of 83 degrees, 52 minutes, 14 seconds and run Northwest for a distance of 609.69 feet; thence turn an angle to the left of 23 degrees, 24 minutes, 54 seconds and run Northwest for a distance of 219.10 feet; thence turn an angle to the left of 25 degrees, 35 minutes, 03 seconds and run Southwest for a distance of 1888.51 feet to the point of beginning; being situated in Shelby County, Alabama.

Together with rights conveyed in the Grant of non-exclusive perpetual easement by Hall and Lucille Thompson to Colleton, an Alabama general partnership, dated and recorded as Instrument # 1995-7790 in Probate Office.

Situated in Shelby County, Alabama.

20040712000381950 Pg 2/2 344.00  
Shelby Cnty Judge of Probate, AL  
07/12/2004 09:47:00 FILED/CERTIFIED