

Send Tax Notice to:
Robert D. Ginwright
131 Fern Creek Drive
Bessemer, AL 35022

Quitclaim Deed

04LA05239 6-14
Deed preparation only - no title search:
Robert Solomon
Kenney and Solomon, P.C.
3675 Crestwood Parkway, Suite 500
Duluth, GA 30096

ALL of the purchase price is being pd By mortgage
filed simultaneously here with
STATE OF ALABAMA
COUNTY OF SHELBY \$268,000.00 Market value

Know All Men by These Presents: That for and in consideration of the sum of \$10
in hand paid to the undersigned the receipt whereof is hereby acknowledged, the undersigned
ROBERT D. GINWRIGHT, surviving spouse of **LYNN P. GINWRIGHT**, deceased, hereby remises,
releases, quitclaims, grants, sells, and conveys to **ROBERT D. GINWRIGHT**, as his sole property,
(hereinafter called Grantee) all his right, title, interest and claim in or to the following described
real estate, situated in SHELBY County, Alabama, to-wit:

COMMENCE AT THE SOUTHEAST CORNER OF THE WEST 1/2 OF THE NORTHEAST 1/4
OF SECTION 1, TOWNSHIP 21 SOUTH, RANGE 5 WETS, SHELBY COUNTY, ALABAMA;
THENCE RUN NORTH 89 DEGREES 16 MINUTES 40 SECONDS WEST ALONG THE
SOUTH LINE OF SAID 1/4 SECTION 574.94 FEET; THENCE RUN NORTH 00 DEGREES 05
MINUTES 16 SECONDS WEST 658.74 FEET TO THE POINT OF BEGINNING; THENCE
CONTINUE ALONG THAT DESCRIBED COURSE 658.74 FEET; THENCE RUN SOUTH 89
DEGREES 11 MINUTES 02 SECONDS EST 288.29 FEET; THENCE RUN SOUTH 00
DEGREES 02 MINUTES 36 SECONDS EAST 658.49 FEET; THENCE RUN NORTH 89
DEGREES 13 MINUTES 53 SECONDS WEST 287.78 FEET TO THE POINT OF BEGINNING.

TOGETHER WITH A 30 FOOT WIDE NON-EXCLUSIVE EASEMENT FOR INGRESS AND
EGRESS:

COMMENCE AT THE SOUTHEAST CORNER OF THE WEST 1/2 OF THE NORTHEAST 1/4
OF SECTION 1, TOWNSHIP 21 SOUTH, RANGE 3 WEST, SHELBY COUNTY, ALABAMA;
THENCE RUN NORTH 00°00'00" EAST 658.26 FEET; THENCE RUN NORTH 89°13'53"
WEST 287.78 FEET TO THE POINT OF BEGINNING OF A 30 FOOT WIDE EASEMENT FOR
INGRESS AND EGRESS SAID POINT BEING SITUATED ON THE CENTERLINE OF SAID
EASEMENT AND EASEMENT LYING 15 FEET ON EITHER SIDE OF SAID CENTERLINE;
THENCE CONTINUE ON LAST DESCRIBED COURSE 302.78 FEET; THENCE RUN NORTH
00°05'16" WEST 2000 FEET, MORE OR LESS, TO THE INTERSECTION WITH THE RIGHT-
OF-WAY LINE OF SOUTH SHADES CREEK ROAD, SAID EASEMENT BEING SUBJECT
TO ANY AND ALL EASEMENTS AND/OR RIGHT OF WAY OF RECORD.

PROPERTY ACQUIRED BY WARRANTY DEED DATED 11-12-91 AND RECORDED IN
THE CONVEYANCE RECORDS AT 373, PAGE 210 OF SHELBY, AL.

PROPERTY ADDRESS: 131 FERN CREEK DRIVE, BESSEMER, AL 35022.

04CM17632

Tax ID# 251010000003004

LYNN P. GINWRIGHT departed this world on 6-2-01.

The parties hereto state the fair market value of the property is \$ 268,000 ⁰⁰

To have and to hold the said Grantees forever. Given under MY hand and MY seal,
this 4 day of JUNE, 2004

Robert D. Ginwright (Seal)
ROBERT D. GINWRIGHT

(Witness)

STATE OF ALABAMA
COUNTY OF Jefferson

I, Carolyn M. Smith, a Notary Public, in and for said County in said State, hereby certify
that **ROBERT D. GINWRIGHT**, surviving spouse of **LYNN P. GINWRIGHT**, deceased, 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 this the 4th day of June, 2004

Carolyn M. Smith
Notary Public

my commission expires : 09-17-2007