



20050309000107160 1/2 \$29.00
Shelby Cnty Judge of Probate, AL
03/09/2005 10:22:57AM FILED/CERT

Prepared by W. D. Latham
Clanton, Al. 35045

The preparer of this document has not
examined title to the property described herein
and makes no certification as to title.

Grantee address:
76 Hy 302W
Shelby, AL 35143

WARRANTY DEED

STATE OF ALABAMA-CHILTON COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Fifteen Thousand Dollars, to the undersigned grantors, Dessal Carden, a single person, in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, (herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto Hubert E. Hope (herein referred to as grantee, whether one or more), the following described real estate, situated in Shelby County, Alabama:

A PARCEL OF LAND IN SECTION 12, TOWNSHIP 24-NORTH, RANGE 15-EAST, SHELBY COUNTY, ALABAMA, DESCRIBED AS FOLLOWS: FROM THE SOUTHWEST CORNER OF SECTION 12, RUN A TIE LINE OF N-32°36'42"E FOR 1680.53 FEET TO THE POINT OF INTERSECTION OF THE NORTH RIGHT OF WAY LINE OF RD. 71 AND THE WEST RIGHT OF WAY LINE OF CLAUDE ROAD, SAID POINT BEING THE BEGINNING POINT OF THE LOT HERE DESCRIBED; FROM SAID POINT RUN ALONG THE NORTH RIGHT OF WAY LINE OF Co. Rd. 71 N-56°32'48"W FOR 431.33 FEET TO THE HIGH WATER LINE OF LAY LAKE; THENCE RUN ALONG SAID WATER LINE OF SAID LAY LAKE THE FOLLOWING 4 COURSES, N-59°07'36"E 129.73 FEET, N-73°00'34"E 126.49 FEET, N-77°56'37"E 108.18 FEET, N-87°02'57"E 101.09 FEET; THENCE LEAVE SAID WATER LINE AND RUN S-08°51'02"W FOR 357.92 FEET TO THE WEST RIGHT OF WAY LINE OF SAID CLAUDE ROAD; THENCE RUN ALONG SAID ROAD LINE S-57°21'15"W FOR 28.73 FEET BACK TO THE BEGINNING POINT, CONTAINING 2.065 ACRES, MORE OR LESS.

TO HAVE AND TO HOLD to the said grantee, his, her or their heirs and assigns, forever.

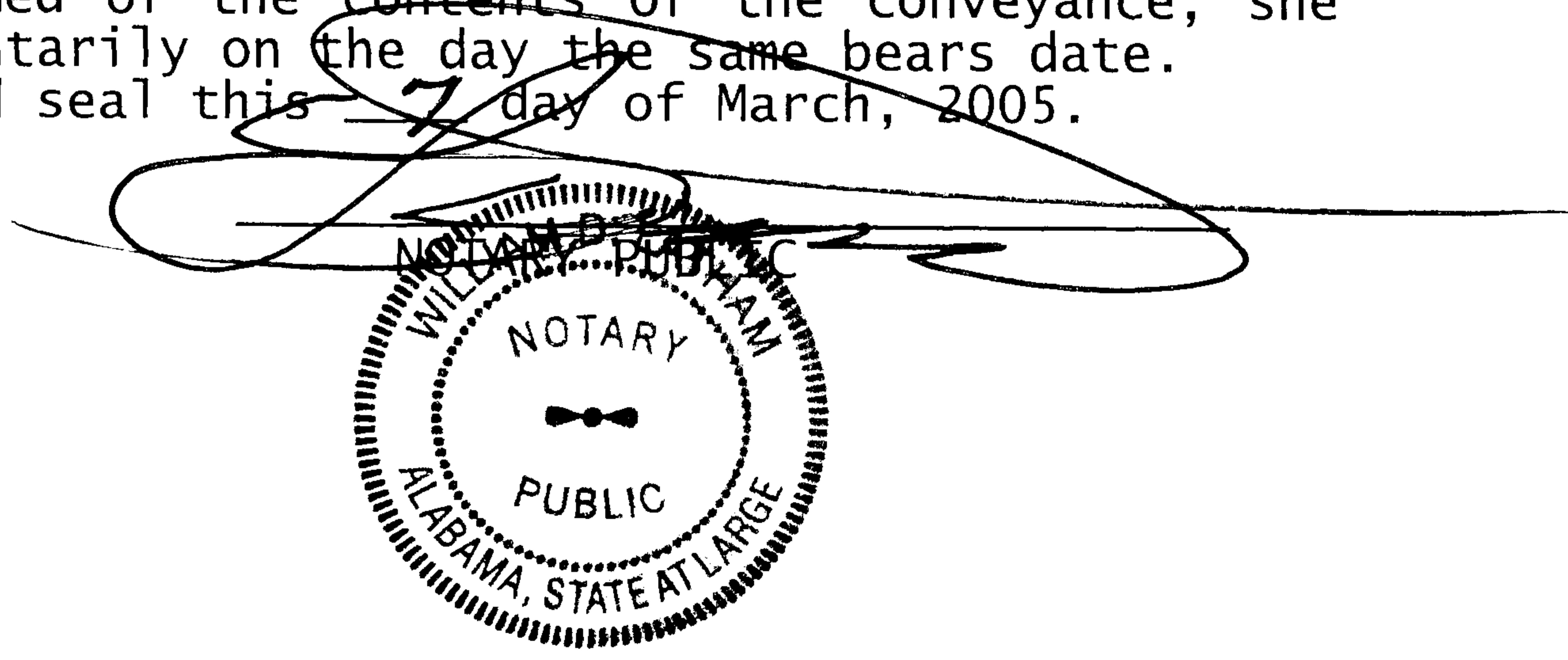
And, I(we) do for myself(ourselves) and for my(our) heirs, executors and administrators, covenant with said grantee, his, her or their heirs and assigns, that I am (we) have a good right to sell and convey the same as aforesaid; that they are free from all encumbrances, unless otherwise stated above, that I(we) will, and my(our) 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 7 day of March, 2005.

x Dessal Carden

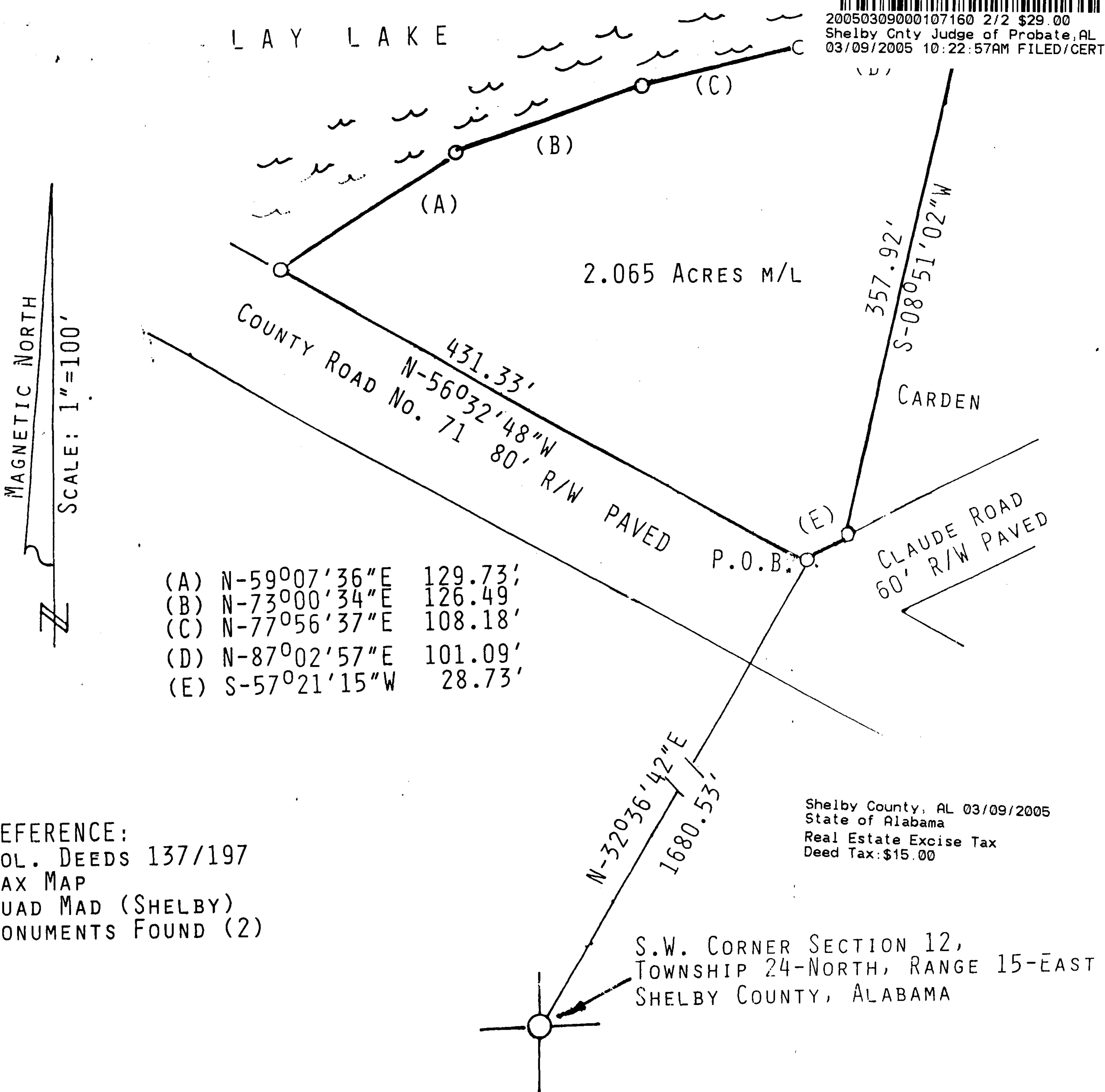
STATE OF ALABAMA
Chilton County

I, the undersigned, hereby certify that Dessal Carden 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, she executed the same voluntarily on the day the same bears date. Given under my hand and seal this 7 day of March, 2005.





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(A)	N-59°07'36\"E	129.73'
(B)	N-73°00'34\"E	126.49'
(C)	N-77°56'37\"E	108.18'
(D)	N-87°02'57\"E	101.09'
(E)	S-57°21'15\"W	28.73'

REFERENCE:
 VOL. DEEDS 137/197
 TAX MAP
 QUAD MAD (SHELBY)
 MONUMENTS FOUND (2)

Shelby County, AL 03/09/2005
 State of Alabama
 Real Estate Excise Tax
 Deed Tax: \$15.00

S.W. CORNER SECTION 12,
 TOWNSHIP 24-NORTH, RANGE 15-EAST
 SHELBY COUNTY, ALABAMA

A PARCEL OF LAND IN SECTION 12, TOWNSHIP 24-NORTH, RANGE 15-EAST, SHELBY COUNTY, ALABAMA, DESCRIBED AS FOLLOWS: FROM THE SOUTHWEST CORNER OF SECTION 12, RUN A TIE LINE OF N-32°36'42\"E FOR 1680.53 FEET TO THE POINT OF INTERSECTION OF THE NORTH RIGHT OF WAY LINE OF RD. 71 AND THE WEST RIGHT OF WAY LINE OF CLAUDE ROAD, SAID POINT BEING THE BEGINNING POINT OF THE LOT HERE DESCRIBED; FROM SAID POINT RUN ALONG THE NORTH RIGHT OF WAY LINE OF Co. Rd. 71 N-56°32'48\"W FOR 431.33 FEET TO THE HIGH WATER LINE OF LAY LAKE; THENCE RUN ALONG SAID WATER LINE OF SAID LAY LAKE THE FOLLOWING 4 COURSES, N-59°07'36\"E 129.73 FEET, N-73°00'34\"E 126.49 FEET, N-77°56'37\"E 108.18 FEET, N-87°02'57\"E 101.09 FEET; THENCE LEAVE SAID WATER LINE AND RUN S-08°51'02\"W FOR 357.92 FEET TO THE WEST RIGHT OF WAY LINE OF SAID CLAUDE ROAD; THENCE RUN ALONG SAID ROAD LINE S-57°21'15\"W FOR 28.73 FEET BACK TO THE BEGINNING POINT, CONTAINING 2.065 ACRES, MORE OR LESS.

COPY

State of Alabama
 County of SHELBY

I hereby state that the foregoing represents a true and correct map or plat of a survey made under my supervision of the parcel of land shown and described above; that no title search was made prior to this survey and that this survey is subject to any documents of record having an effect on land title or use; that no representation is made, implied or otherwise concerning any easements, rights of ways, reservations, restrictions, exceptions or utilities, whether overhead, surface or underground, their size, type, location or condition; that this survey is made exclusively for the person or firm stated above and no certification or warranty is made to any other person, firm, corporation or public entity; that all rights under existing copyright laws are reserved and this document is not to be copied or reproduced in any manner without the permission of the undersigned; that all of the above is true and correct to the best of my knowledge, information and belief. This the 24TH day of FEBRUARY 2005.

Frank B. Garrett, Jr.
 Frank B. Garrett, Jr., P.E. & L.S.
 Alabama License No. 9500
 403 Second Avenue North
 Clanton, AL 35045
 (205)755-6740

NOT VALID UNLESS
 SEALED WITH EMBOSSED
 SEAL