

Send Tax Notice To:  
TRENA B. CARR

45 Mulberry Lane  
Huntsville 35078

20050811000412420 1/2 \$15.00  
Shelby Cnty Judge of Probate, AL  
08/11/2005 10:57:31AM FILED/CERT

This instrument was prepared by:  
✓ Mike T. Atchison  
P O Box 822  
Columbiana, AL 35051

## WARRANTY DEED

STATE OF ALABAMA )

### KNOW ALL MEN BY THESE PRESENTS

SHELBY COUNTY )

That in consideration of **NINETY THOUSAND and NO/00 (\$90,000.00)**, and other good and valuable considerations to the undersigned grantor, in hand paid by grantee herein, the receipt whereof is acknowledged, I or we,

**DONALD EARL GATES AND WIFE, HOLLY JO GATES**

grant, bargain, sell and convey unto,

**TRENA B. CARR**

the following described real estate, situated in: SHELBY County, Alabama, to-wit:

SEE EXHIBIT "A" FOR LEGAL DESCRIPTION.

Situated in Shelby County, Alabama.

Subject to restrictions, easements and rights of way of record.

This property constitutes no part of the homestead of the grantor or of his/her spouse.

Subject to taxes for 2005 and subsequent years, easements, restrictions, rights of way and permits of record.

\$72,000.00 of the above-recited consideration was paid from a first mortgage recorded simultaneously herewith.

\$18,000.00 of the above-recited consideration was paid from a second mortgage recorded simultaneously herewith.

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

**IN WITNESS WHEREOF**, I have hereunto set my hand and seal this 29<sup>TH</sup> day of JULY, 2005

*Donald Earl Gates*

DONALD EARL GATES

*Holly Jo Gates*

HOLLY JO GATES

STATE OF ALABAMA

SHELBY COUNTY

I, the undersigned authority, MICHAEL T ATCHISON, a Notary Public in and for said County, in said State, hereby certify that

**DONALD EARL GATES AND HOLLY JO GATES**

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 conveyance they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 29<sup>TH</sup> day of July, 2005.


*Michael T. Atchison*  
Notary Public

My Commission Expires: 10-16-08



EXHIBIT "A"  
LEGAL DESCRIPTION

A part of the NE 1/4 of the SE 1/4 of Section 3, Township 20 South, Range 2 East, Shelby County, Alabama and being more particularly described as follows:  
From the Northeast corner of the NE 1/4 of the SE 1/4 of Section 3, Township 20 South, Range 2 East, Shelby County, proceed South 0 degrees 09 minutes 00 seconds East along the East boundary of said Section 3, a distance of 105.98 feet to the point of beginning of herein described parcel of land; thence from said point of beginning, continue along said East boundary South 0 degrees 09 minutes 00 seconds East 150.09 feet; thence proceed South 51 degrees 47 minutes 00 seconds West 95.63 feet to a point on the North boundary of said gravel road or drive ; thence proceed North 28 degrees 05 minutes 00 seconds West 150.71 feet; thence proceed North 4 degrees 18 minutes 57 seconds West 55.34 feet; thence proceed North 81 degrees 59 minutes 09 seconds East, 151.33 feet back to a point on the East boundary of Section 3, said point also being the point of beginning of herein described parcel of land. Situated in Shelby County, Alabama.

  
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