

## INSTRUMENT PREPARED WITHOUT BENEFIT OF TITLE SEARCH

This instrument was prepared by

Mitchell A. Spears

Attorney at Law

.O. Box 119

Montevallo, AL 35115-0091

205/665-5102 205/665-5076

Kermit H. Roberson

(Name)

(Address)

288 Highway 310

Calera, AL 35040

\*\*\*MINIMUM VALUE: \$5000.00\*\*\*

Send Tax Notice to:

Personal Representative Warranty Deed

STATE OF ALABAMA SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of ONE DOLLAR (\$1.00) AND OTHER GOOD AND VALUABLE CONSIDERATION to the undersigned Grantor, in hand paid by the Grantee herein, the receipt whereof is acknowledged, I or we, KERMIT H. ROBERSON, as Personal Representative of the Estate of HOUSTON EDWARD ROBERSON, deceased, (herein referred to as Grantor, whether one or more), grant, bargain, sell and convey unto KERMIT H. ROBERSON, KENNETH E. ROBERSON and VICKY R. LEWIS, as tenants in common, (herein referred to as Grantee, whether one or more), the following described real estate, situated in SHELBY County, Alabama, to-wit:

Commence at the southeast corner of the northeast quarter of the northwest quarter of Section 22, Township 22 south, Range 2 west, Shelby County, Alabama and run thence N 03 deg. 05' 00" E along the east line of said quarter-quarter a distance of 294.00' to a rebar corner on the north margin of "old Alabama Highway No. 25", thence run S 60 deg. 48' 45" W along the north boundary of said Highway a distance of 201.73' to a found old corner; thence continue last course along said highway a distance of 164.34' to a found old steel corner and the point of beginning of the property, Parcel – 3, being described; thence continue last described course a distance of 100.00' to a set rebar corner; thence run N 40 deg. 30' 00" W a distance of 144.00' to a set rebar corner; thence run N 84 deg. 15' 00" W a distance of 315.19' to a set rebar corner; thence run N 15 deg. 34' 39" W a distance of 52.81' to a steel corner; thence run N 03 deg. 34' 39" W a distance of 282.65' to a steel corner on the southerly margin of a 100 foot wide railroad right of way; thence run S 79 deg. 22' 43" E along said margin of said railroad right of way a distance of 449.14' to a set steel corner; thence run S 79 deg. 26' 04" E a distance of 2.74' to a set steel corner; thence run S 13 deg. 30' 00" E a distance of 351.71' to the point of beginning, containing 3.57 acre.

THE ABOVE REFERENCED LEGAL DESCRIPTION WAS OBTAINED FROM SURVEY OF JOSEPH E. CONN, JR., ALABAMA LICENSE PLS#9049, DATED APRIL 11, 2005.

THIS DEED IS EXECUTED PURSUANT TO AUTHORITY OF THE PROBATE COURT OF SHELBY COUNTY, ALABAMA, PROBATE CASE NUMBER PR-2005-000228, DATED DECEMBER 15, 2005, AS AMENDED.

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

And said GRANTOR does for itself, its successors and assigns, covenant with said GRANTEE, its successors and assigns, that it is lawfully seized in fee simple of said premises, that they are free from all encumbrances, that it has a good right to sell and convey the same as aforesaid, and that it will, and its successors and assigns shall, warrant and defend the same to the said GRANTEE, its successors and assigns forever, against the lawful claims of all persons.

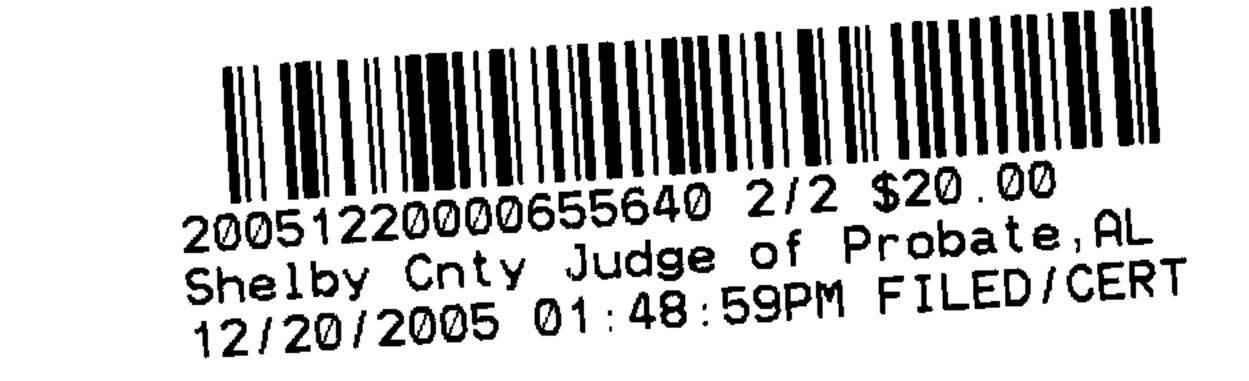
IN WITNESS WHEREOF, the said GRANTOR by Kermit H. Roberson, as Personal Representative of the Estate of Houston Edward Roberson, who is authorized to execute this conveyance, hereto set his signature and seal, this the 10th day of 1) Thember

Shelby County, AL 12/20/2005 State of Alabama

Deed Tax:\$5.00

Estate of Houston Edward Roberson, deceased

By: Kermit H. Roberson Its: Personal Representative



STATE OF ALABAMA

I, the undersigned authority a Notary Public in and for said County, in said State, hereby certify that Kermit H. Roberson whose name as Personal Representative of the Estate of Houston Edward Roberson, deceased, 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, as such Personal Representative and with full authority, executed the same voluntarily for and as the act of said estate.

Given under my hand and official seal, this the

Given under my hand and official seal, this the \_\_\_\_

Notary Public

My Commission Expires: