Shelby County, AL 03/28/2006 State of Alabama

Deed Tax: \$77.50

Send Tax Notice To:

ROBIN B MERRELL

1050 H way 3/1

Shelby A(. 35/4/3

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 SEVENTY SEVEN THOUSAND FIVE HUNDRED and NO/00 Dollars (\$77,500.00), and other good and valuable considerations to the undersigned grantor, in hand paid by grantee herein, the receipt whereof is acknowledged, I or we,

JOHN E MEDARIS, A MARRIED MAN

grant, bargain, sell and convey unto,

### ROBIN B MERRELL

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 spouse.

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

**NONE** of the above-recited consideration was paid from a first 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 15<sup>TH</sup> day of December, 2005.

JOHN E MEDARIS

## 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

## JOHN E MEDARIS

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 15<sup>TH</sup> day of DECEMBER, 2005.

Notary Public

My Commission Expires: 10-16-08



20060328000144720 2/2 \$91.50 Shelby Cnty Judge of Probate, AL 03/28/2006 02:41:21PM FILED/CERT

# SCHEDULE A CONTINUED LEGAL DESCRIPTION

A parcel of land situated in the NW 1/4 of the NW 1/4 of Section 14, Township 24 North, Range 15 East, Shelby County, Alabama and being more particularly described as follows:

Begin at the SE corner of the NW 1/4 of the NW 1/4 of Section 14, Township 24 North, Range 15 East; thence run South 88 degrees 05 minutes 14 seconds West along the South line thereof for 1322.77 feet to the SW corner of said 1/4-1/4 Section; thence North 1 degree 38 minutes 56 seconds West along the Westerly line of said 1/4-1/4 Section for 65.87 feet to the Southeasterly right of way of Shelby County Road #311 and a curve concaved Northwesterly (having a radius of 981.84 feet, and a central angle of 27 degrees 05 minutes 04 seconds); thence 38 degrees 44 minutes 10 seconds right to chord of said curve, run Northeasterly along said curve and right of way for 464.13 feet; thence North 23 degrees 32 minutes 43 seconds East continue along said right of way for 266.19 feet to a curve to the right (having a radius of 574.93 feet, and a central angle of 21 degrees 26 minutes 15 seconds); thence run along said curve and right of way for 215.11 feet; thence North 44 degrees 59 minutes 01 seconds East, continue along said right of way for 625.82 feet to a curve to the left (having a radius of 964.81 feet and a central angle of 5 degrees 56 minutes 06 seconds); thence run along said curve and right of way for 99.94 feet to the North line of said 1/4-1/4 Section; thence North 87 degrees 11 minutes 27 seconds East for 276.48 feet to the NE corner of said 1/4-1/4 Section; thence South 1 degrees 28 minutes 55 seconds East for 1340.14 feet to the point of beginning.

According to the survey of Thomas E. Simmons, RLS #12945, dated December 1, 2005.