

20060406000159250 1/1 \$21.00
Shelby Cnty Judge of Probate, AL
04/06/2006 12:58:19PM FILED/CERT

WARRANTY DEED

Shelby County, AL 04/06/2006
State of Alabama

Deed Tax: \$10.00

This Instrument Was Prepared By:

Frank K. Bynum, Esquire
#17 Office Park Circle
Birmingham, Alabama 35223

Send Tax Notice To:

Edward A. Langston
824 N. 31st Street
Birmingham, AL 35203

STATE OF ALABAMA)

KNOW ALL MEN BY THESE PRESENTS,

COUNTY OF SHELBY)

That in consideration of ONE HUNDRED AND NO/100 DOLLARS (\$ 100.00) and other good and valuable considerations, to the undersigned Grantor in hand paid by the Grantee herein, the receipt of which is hereby acknowledged, **Lanace Blackerby Castleberry, a married woman** (herein referred to as Grantor) does grant, bargain, sell and convey unto **Edward A. Langston** (herein referred to as Grantee), the following described real estate, situated in the State of Alabama, County of Shelby, to-wit:

A parcel of land situated in the Northeast Quarter of the Northwest Quarter of Section 32, Township 20 South, Range 1 East, Shelby County, Alabama, being more particularly described as follows:

Commence at a 5/8 inch rebar found locally accepted to be the Northeast corner of said Section 32; thence run in a Westerly direction along the North line of said Section 32 for a distance of 2,655.60 feet to a point; thence turn an angle to the left of 91 degrees 01 minutes 49 seconds and run in a Southeasterly direction for a distance of 18.73 feet to a fence post at the point of beginning; thence continue along last slated course for a distance of 1,278.28 feet to an iron pin set; thence turn an angle to the right of 90 degrees 33 minutes 04 seconds and run in a Southwesterly direction for a distance of 463.09 feet to a PK nail set in Shelby County Highway No. 61; thence turn an angle to the right of 91 degrees 26 minutes 30 seconds and run in a Northeasterly direction for a distance of 1,290.70 feet to an iron pin set; thence turn an angle to the right 90 degrees 12 minutes 42 seconds and run in an Easterly direction for a distance of 418.50 feet to the point of beginning.


Subject to existing easements, restrictions, set back lines, rights of ways, limitations, if any, of record.

The property described in this instrument is not the homestead of the Grantor. Said Grantor is conveying pursuant to Section 6-10-3 of the Code of Alabama, as amended.

TO HAVE AND TO HOLD unto the said Grantee, his heirs and assigns, forever.

And I do for myself and for my heirs, executors, and administrators covenant with said Grantee, his heirs and assigns, that I am lawfully seized in fee simple of said premises, that they are free from all encumbrances, unless otherwise noted above; that I have a good right to sell and convey the same as aforesaid; that I will and my heirs, executors and administrators shall, warrant and defend the same to the said Grantee, his heirs, and assigns forever, against the lawful claims of all persons.

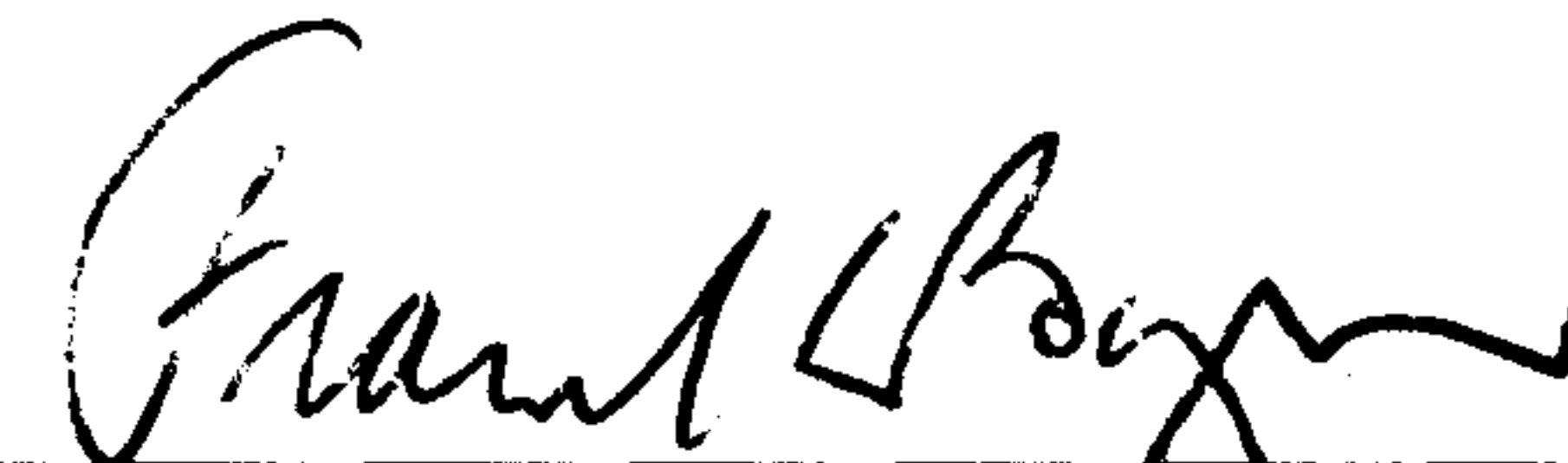
IN WITNESS WHEREOF, I have hereunto set our hand and seal, this 31st day of March, 2006.


Lanace Blackerby Castleberry

STATE OF ALABAMA)
COUNTY OF JEFFERSON)

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that **Lanace Blackerby Castleberry, a married woman**, 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 official seal, this the 31st day of March, 2006.


Notary Public
My Commission Expires 11/20/2008