

25,000 AB



20070919000439780 1/2 \$39.00
Shelby Cnty Judge of Probate, AL
09/19/2007 12:40:31PM FILED/CERT

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, that in consideration of the sum of Fifty Dollars (\$50.00) in hand paid to the undersigned, the receipt of which is acknowledged, the undersigned do hereby grant, bargain, sell and convey unto Robert R. Benton, hereinafter Grantee, all their right, title, interest, and claim in or to the following described real estate situated in Shelby County, State of Alabama, to wit:

See attached Exhibit A for Legal Description

TO HAVE AND TO HOLD unto the Grantee and unto his heirs and assigns, in fee simple. This deed is granted pursuant to the divorce between the parties in Talladega County, Alabama.

IN WITNESS WHEREOF, the undersigned hereto sets his hand and seal this the 15th day of June, 2007.

Robert R. Benton

Robert R. Benton
An unmarried man

STATE OF ALABAMA
SHELBY COUNTY

I, a Notary Public, hereby certify that Robert R. Benton, whose name is signed to the foregoing instrument or conveyance, and who is known to me, acknowledged before me on this day that, being informed of the contents of the conveyance, he executed the same voluntarily on the day the same bears date. Give under my hand this 15th day of June, 2007.

Sherry K. Oglesby

Notary Public
My Commission Expires 8-21-2008

IN WITNESS WHEREOF, the undersigned hereto sets her hand and seal this the 15 day of June, 2007.

Julia K. Benton

Julia K. Benton
An unmarried woman

STATE OF ALABAMA
SHELBY COUNTY

I, a Notary Public, hereby certify that Julia K. Benton, whose name is signed to the foregoing instrument or 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. Give under my hand this 15th day of June, 2007.

Sherry K. Oglesby

Notary Public
My Commission Expires 8-21-2008

This instrument prepared by:

Lee Borden
Alabama Family Law Center
3280 Morgan Drive #104
Birmingham, AL 35216
(205) 979-6960

PARCEL I

Commence at the Northeast corner of the Northeast Quarter of Southeast Quarter of Section 26, Township 20 South, Range 4 West; thence run south along the east line of said Quarter-Quarter Section 333.0 feet; thence turn right 89 degrees 29 minutes, 38 seconds and run westerly 555.0 feet; thence turn left 89 degrees 29 minutes, 38 seconds and run southerly 313.95 feet; thence turn right 89 degrees, 29 minutes, 38 seconds and run westerly 354.0 feet to the point of beginning; thence turn left 89 degrees, 29 minutes, 38 seconds and run southerly 247.6 feet; thence turn right 165 degrees, 36 minutes, 01 seconds and run northwesterly 174.69 feet; thence turn right 43 degrees, 23 minutes, 22 seconds and run northeasterly 89.64 feet to the point of beginning. Containing 0.12 acres, more or less. Mineral and mining rights excepted.

PARCEL II

A lot or parcel of land situated in the NE 1/4 of the SE 1/4 of Section 26, Township 20 South, Range 4 West, more particularly described as follows: Commence at the Northeast corner of the above said quarter-quarter; thence run South along the East line thereof for a distance of 333.0 feet; thence turn 89 degrees 29' 37.5" to the right for a distance of 555.0 feet; thence turn 89 degrees 29' 37.5" to the left for a distance of 313.95 feet; thence turn 89 degrees 29' 37.5" to the right for a distance of 198.0 feet to the point of beginning; Thence continue along same line for a distance of 156.0 feet; thence turn left and run South for a distance of 278.56 feet; thence turn left and run East for a distance of 156.0 feet; thence turn left and run North for a distance of 278.56 feet to the point of beginning. A roadway is also conveyed on deed. Situated in Shelby County, Alabama.

BOOK 454 PAGE 12

Shelby County, AL 09/19/2007
State of Alabama

Deed Tax: \$25.00