

*Re-record to correct spelling
of grantee. INST # 20081022000413330

20081022000413620 1/2 \$15.00
Shelby Cnty Judge of Probate, AL
10/22/2008 10:43:27AM FILED/CERT

**Deed prepared without benefit of title. Description provided by the grantor.

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

Send Tax Notice to:
Lindsay Lide

WARRANTY DEED

STATE OF ALABAMA)
SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS, That in consideration of **TEN THOUSAND DOLLARS and NO/00 (\$10,000.00)**, and other good and valuable considerations to the undersigned grantor, in hand paid by grantee herein, the receipt whereof is acknowledged, I or we, **PHILLIP MCGUIRE AND WIFE KAREN HOLLINGSWORTH MCGUIRE**, grant, bargain, sell and convey unto **LINDSAY LIDE**, the following described real estate, situated in: Shelby County, Alabama, to-wit:

See attached EXHIBIT A for Legal Description.

Subject to:

1. Taxes for 2008 and subsequent years.
2. Easements, restrictions, rights of way and permits of record.

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 22nd day of October 2008.

Phillip McGuire
PHILLIP MCGUIRE

Karen Hollingsworth McGuire
KAREN HOLLINGSWORTH MCGUIRE

STATE OF ALABAMA)
SHELBY COUNTY)

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that **PHILLIP MCGUIRE AND KAREN HOLLINGSWORTH MCGUIRE**, 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 22nd day of October 2008.

Amanda Bailey
Notary Public

My Commission Expires: 9/25/2012



EXHIBIT A

20081022000413330 2/2 \$24.00
Shelby Cnty Judge of Probate, AL
10/22/2008 10:03:51AM FILED/CERT

A parcel of land located in the SE $\frac{1}{4}$ of the SE $\frac{1}{4}$ of Section 14, and a parcel of land located in the NE $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Section 23, all in Township 21 South, Range 3 West, Shelby County, Alabama, more particularly described as follows: Begin at the SE corner of said Section 14, thence in a Westerly direction, along the South line of said Section 14 a distance of 400.38 feet, thence 59 degrees 23 minutes 03 seconds right, in a Northwesterly direction, a distance of 92.96 feet, thence 59 degrees 23 minutes 03 seconds left, in a Westerly direction, a distance of 271.40 feet said point being the point of beginning; continue along said line in a Westerly direction a distance of 169.50 feet, thence 94 degrees 22 minutes 10 seconds left, in a Southwesterly direction, a distance of 186.49 feet, to the Northeasterly right of way line, of Shelby County Highway 12, thence 66 degrees 35 minutes 45 seconds left, in a Southeasterly direction along said right of way line a distance of 73.5 feet, thence turn an angle to the left 90 degrees 32 minutes 56 seconds and run in a Northerly direction 249 feet to the point of beginning. Said property being located in Shelby County, Alabama.

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Shelby County, AL 10/22/2008
State of Alabama

Deed Tax: \$10.00