

This instrument was prepared by:
Hornsby & Dabbs, Attorneys at Law, LLC
2010 Old Springville Road
Birmingham, AL 35215

Send Tax Notice To:
Edgar N. Reese, Jr.

Shelby County, AL 12/22/2008
State of Alabama
Deed Tax: \$22.50

WARRANTY DEED

**STATE OF ALABAMA* KNOW ALL MEN BY THESE PRESENTS,
JEFFERSON COUNTY***

That in consideration of Twenty-Two Thousand Five Hundred and NO/100----- (\$22,500.00), we the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt of which is hereby acknowledged, I or we, Mary Bell Anders, as Attorney in Fact for Doris Waddell Hawkins, an unmarried woman, herein referred to as grantor, whether one or more, do grant, bargain, sell and convey unto Edgar N. Reese, Jr. (herein referred to as grantee, whether one or more), the following described real estate, situated in Shelby County, Alabama, to-wit:

See Exhibit "A" attached hereto for Legal Description.

Subject to easements and restrictions of record, if any and subject to current taxes, a lien but not yet payable.

Doris Waddell Hawkins is the surviving grantee of deed recorded in Real Volume 263, page 645. The other grantee, Ruby Lois Waddell having died on or about the 11th day of March, 1998.

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

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

IN WITNESS WHEREOF, we have hereunto set our hands and seal this 5th day of December, 2008.

Doris Waddell Hawkins by Mary Bell Anders
Doris Waddell Hawkins, by and through her Attorney in Fact, Mary Bell Anders

**STATE OF ALABAMA*
JEFFERSON COUNTY***

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Mary Bell Anders, as Attorney in Fact for Doris Waddell Hawkins, an unmarried 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 in her capacity as said attorney in fact and with full authority, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this 5th day of December, 2008.

My Commission Expires: _____

Notary Public

Stephanie L. Dabbs
Stephanie L. Dabbs

My Commission Expires 3/25/11



20081222000472380 2/2 \$36.50
Shelby Cnty Judge of Probate, AL
12/22/2008 10:51:51AM FILED/CERT

EXHIBIT "A"

LEGAL DESCRIPTION

That part of Lot E according to the Survey of Division of Waddell Properties as recorded in Map Book 4, Page 86, in the Office of Judge of Probate of Shelby County, Alabama, being more particularly described as follows:

Commence at a 4" TCI Pipe at the Southeast corner of the Southwest $\frac{1}{4}$ of the Southeast $\frac{1}{4}$ of Section 27, Township 20 South, Range 4 West, Shelby County, Alabama; thence run South 88 degrees 48 minutes 50 seconds West (Alabama West Zone Grid Bearing), 107.99 feet to a rebar found; thence South 89 degrees 17 minutes 50 seconds West, 110.48 feet to a $\frac{1}{2}$ " pipe found for the point of beginning; thence South 89 degrees 09 minutes 30 seconds West, 220.62 feet to a rebar found; thence North 00 degrees 17 minutes 40 seconds West, 642.24 feet to an iron pin found in the center of Shelby County Highway 277; thence South 89 degrees 02 minutes 40 seconds East, 43.00 feet; thence along a curve to the left with a radius of 198.00 feet, and a chord bearing North 56 degrees 24 minutes 00 seconds East, 164.57 feet, for an arc distance of 169.72 feet; thence North 41 degrees 50 minutes 30 seconds East, 40.69 feet; thence South 00 degrees 13 minutes 50 seconds East, 734.48 feet to the point of beginning.