

THIS INSTRUMENT PREPARED BY: NO TITLE SEARCH

20100106000005070 1/1 \$28.50
Shelby Cnty Judge of Probate, AL
01/06/2010 11:26:22 AM FILED/CERT

HENRY TALIAFERRO
Attorney at Law
410 19th Street, Ensley
Birmingham, AL 35218

Send tax notice to:
Terry C. Argo, Trustee
4501 7th Avenue, Wylam
Birmingham, AL 35224

WARRANTY DEED (Without Survivorship)

STATE OF ALABAMA }
SHELBY COUNTY }

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of **TEN & 00/100 (\$10.00) DOLLARS** and other good and valuable consideration to the undersigned Grantor (whether one or more), in hand paid by the Grantee herein, the receipt whereof is acknowledged, I or we,

TERRY C. ARGO, AS PERSONAL REPRESENTATIVE OF THE ESTATE OF CYNTHIA B. ARGO, DECEASED, CASE # PR-2009-000726, PROBATE COURT OF SHELBY COUNTY, ALABAMA.

(herein referred to as Grantor, whether one or more), grant, bargain, sell and convey unto

CYNTHIA B. ARGO FAMILY TRUST

(herein referred to as Grantee, whether one or more), the following described real estate, situated in Shelby County, Alabama, to-wit:

Begin at the SW corner of the E ½ of the E ½ of the NW 1/4 of Section 27, Township 19 South, Range 2 West, and run northerly along the west side of the said E ½ of the E ½ for 1073.94 feet, then turn an angle of 91 degrees 33 minutes to the right and run easterly for 474.25 feet, then turn an angle of 91 degrees 23 minutes 07 seconds to the left and run northerly for 246.00 feet to the point of beginning. Then continue along the last described course for 141.36 feet, then turn an angle of 82 degrees 42 minutes 27 seconds to the left and run westerly for about 269.25 feet, then turn an angle of 97 degrees 27 minutes 26 seconds to the left and run southerly for 169.11 feet, then turn an angle of 88 degrees 27 minutes to the left and run easterly for 266.65 feet back to the point of beginning.

Subject to the right-of-way granted to Alabama Power company by instrument recorded in Deed Book 133, Page 171.

Cynthia Bishop Argo and Cynthia B. Argo are one and the same person.

TO HAVE AND TO HOLD to the said GRANTEE(S), 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 GRANTEE(S), their heirs and assigns, that 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 GRANTEE(S), their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set my hand(s) and seal(s), this the 29th day of December, 2009.

Shelby County, AL 01/06/2010

State of Alabama

Deed Tax : \$17.50

(Seal)
TERRY C. ARGO, AS PERSONAL REPRESENTATIVE OF
THE ESTATE OF CYNTHIA B. ARGO DECEASED, CASE #
PR-2009-000726, PROBATE COURT OF SHELBY
COUNTY, ALABAMA

STATE OF ALABAMA }
JEFFERSON COUNTY }

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that **TERRY C. ARGO, AS PERSONAL REPRESENTATIVE OF THE ESTATE OF CYNTHIA B. ARGO, DECEASED, CASE # PR-2009-000726, PROBATE COURT OF SHELBY COUNTY, ALABAMA,** 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, he executed the same voluntarily on the day the same bears date.
Given under my hand and official seal this 29th day of December, 2009.

Wally B. Argo
Notary Public

9-24-10