

Send Tax Notice To:

James R. Hillin  
538 County Road 338  
Chelsea, AL. 35043

This instrument was prepared by:

James R. Hillin  
538 County Road 338  
Chelsea, AL. 35043



20100803000246270 1/1 \$13.00  
Shelby Cnty Judge of Probate, AL  
08/03/2010 09:11:35 AM FILED/CERT

WARRANTY DEED - LAWYERS TITLE INSURANCE CORPORATION, Birmingham, Alabama

STATE OF ALABAMA

SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of ONE THOUSAND AND NO/100 DOLLARS (\$1,000.00) *TRU*  
to the undersigned grantor or grantors in hand paid by the GRANTEE herein, the receipt whereof is acknowledged, We  
Joseph W. Hillin and wife, Dorothy A. Hillin, (herein referred to as grantors) do grant, bargain, sell and convey unto  
James R. Hillin (herein referred to as GRANTEE), the following described real estate situated in SHELBY County, Alabama to-wit:

Lot 2, of Hillin Family Subdivison, an unrecorded subdivision, being more particularly described as follows:

Commence at the NW Corner of the SW 1/4 of the SE 1/4 of Section 33, Township 19 South, Range 1 West, Shelby  
County, Alabama; thence South 00 deg, 05 min, 00 seconds West, a distance of 597.69 feet; thence North 90 deg. 00  
mins, 00 seconds East, a distance of 590.36 feet to the POINT OF BEGINNING; thence North 00 deg, 00 min. 00  
seconds West, a distance of 100.00 feet; thence North 79 deg 27 mins 41 seconds East, a distance of 179.00 feet;  
thence South 28 deg 17 mins 59 second East, a distance of 133.62 feet; thence South 61 degrees, 16 min 35 seconds  
West, a distance of 238.71feet; thence South 00 deg 00 mins 00 seconds East, a distance of 366.55 feet to the  
beginning of a curve to the left, having a radius of 2253.76, a central angle of 00 deg. 58 mins 53 seconds, and  
subtended by a chord which bears South 51 deg 00 mins 04 seconds East, and a chord distance of 38.60 feet; thence  
along the arc of said curve, a distance of 38.60 feet; thence North 00 deg 00 sec 00 mins East, a distance of 490.48 feet  
to the POINT OF BEGINNING.

Said Parcel containing 1.11 acres, more or less.

This parcel described above may be subject to setbacks, Right of Ways, easements, zoning and restrictions that may be  
found in the Probate Office of Shelby County, Alabama.

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said  
GRANTEES, 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 GRANTEES, their  
heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, We have hereunto set our hand(s) and seal(s), this 3 day of Aug. 2010

*Joseph W. Hillin*  
*Dorothy A. Hillin*

STATE OF ALABAMA  
SHELBY COUNTY

State of Alabama  
Deed Tax : \$1.00

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Joseph W. Hillin and wife, Dorothy  
A. Hillin whose names are 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 they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 3 day of August A. D., 20 10

*Marion D. Curry*