

910,000  
R. P.

This instrument was prepared without  
benefit of title evidence or survey by:

William R. Justice  
P.O. Box 587, Columbiana, Alabama 35051

Grantee's address:  
7966 Hwy 62  
Vincent, AL 35178

## **WARRANTY DEED**

### **STATE OF ALABAMA**



20101001000324280 1/2 \$25.00  
Shelby Cnty Judge of Probate, AL  
10/01/2010 02:01:50 PM FILED/CERT

### **SHELBY COUNTY**

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Ten and no/100 DOLLARS (\$10.00) and other good and valuable consideration to the undersigned GRANTOR in hand paid by the GRANTEE herein, the receipt whereof is acknowledged, the undersigned John Lamar Hinds and wife, Joann A. Hinds, and Fannie T. Hinds, unmarried (herein referred to as GRANTOR, whether one or more) do grant, bargain, sell and convey unto Ray Phillips (herein referred to as GRANTEE, whether one or more) the following described real estate situated in Shelby County, Alabama to-wit:

Commence at the NW corner of Section 22, Township 19 South, Range 2 East, Shelby County, Alabama; thence North 88 deg. 23 min. 51 sec. East a distance of 3527.69 feet; thence South 89 deg. 12. min. 52 sec. East a distance of 793.59 feet to a point; thence turn left and run North to a point on the North right-of-way line of Shelby County Highway No. 62 and the point of beginning; thence turn right and run along the North line of said right-of-way line a distance of 210 feet; thence turn left and run North a distance of 210 feet; thence turn left and run West parallel with said right-of-way line a distance of 210 feet; thence turn left and run South a distance of 210 feet to the point of beginning.

Subject to easements, exceptions, reservations, conditions, rights-of-way, and other matters of record.

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

And GRANTOR does for GRANTOR and for GRANTOR'S heirs, executors, and administrators covenant with the said GRANTEE and GRANTEE'S heirs and assigns, that GRANTOR is lawfully seized in fee simple of said premises; that they are free from all encumbrances unless otherwise noted above; that GRANTOR has a good right to sell and convey the same as aforesaid; that GRANTOR will and GRANTOR'S heirs, executors and administrators shall warrant and defend the same to the said GRANTEE and GRANTEE'S heirs and assigns

forever, against the lawful claims of all persons.

20101001000324280 2/2 \$25.00  
Shelby Cnty Judge of Probate, AL  
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IN WITNESS WHEREOF, GRANTOR has hereunto set GRANTOR'S hand and seal, this  
\_\_\_\_\_ day of September, 2010.

Fannie T. Hinds  
Fannie T. Hinds

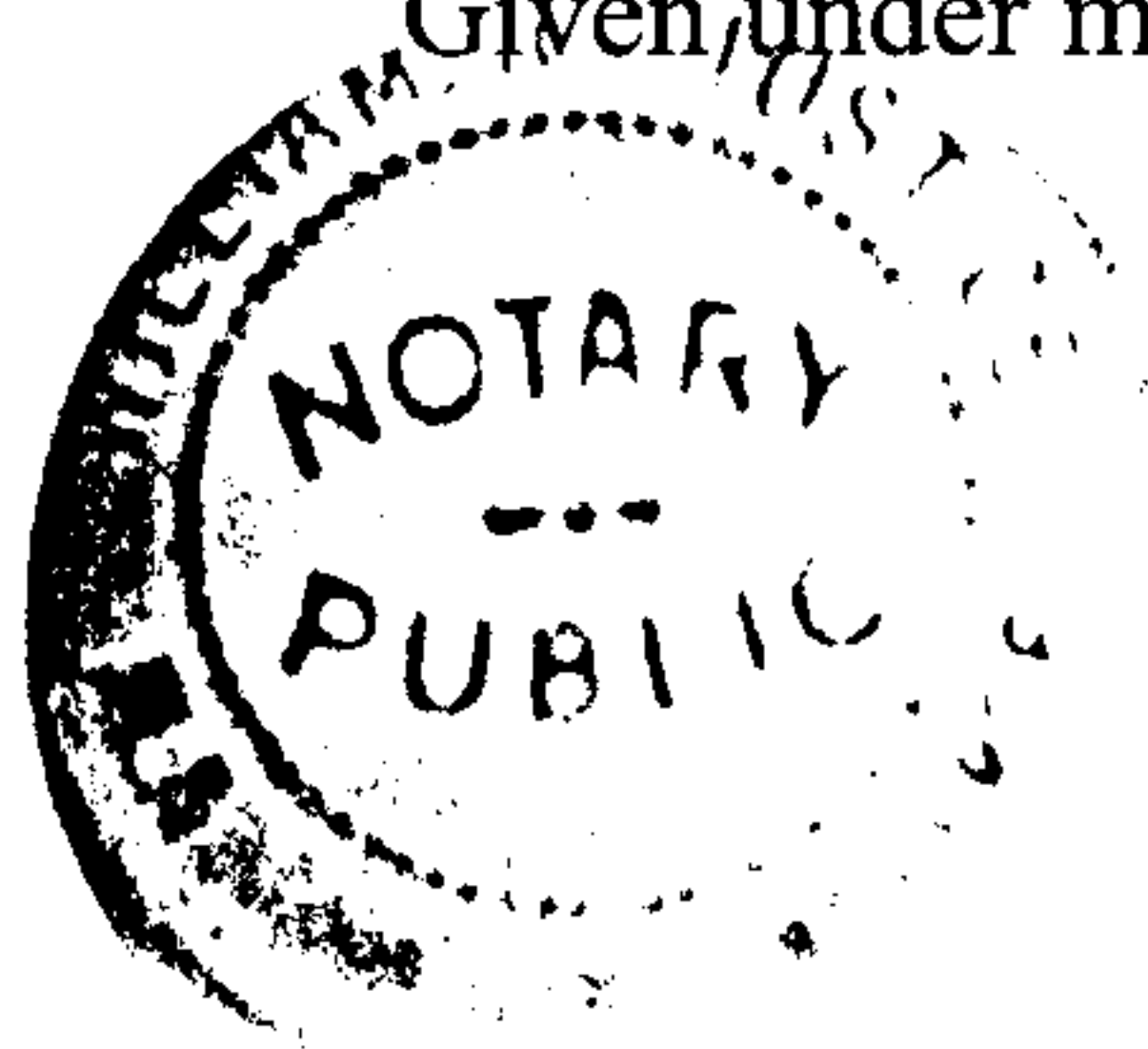
John Lamar Hinds  
John Lamar Hinds

Joann A. Hinds  
Joann A. Hinds

STATE OF ALABAMA  
SHELBY COUNTY                      General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that John Lamar Hinds and Joann A. Hinds, 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 28<sup>th</sup> day of September, 2010.



William R. Gentry  
Notary Public

STATE OF ALABAMA  
SHELBY COUNTY                      General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Fannie T. Hinds, 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 executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this \_\_\_\_\_ day of September, 2010.

\_\_\_\_\_  
Notary Public