

THIS INSTRUMENT WAS PREPARED WITHOUT BENEFIT OF TITLE.
LEGAL DESCRIPTION WAS PROVIDED BY GRANTEE.

This instrument was prepared by:

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P O Box 822
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Send Tax Notice to:

Blanton H. Moore

153 KRISTILANE
HARRERSVILLE AL 35078

WARRANTY DEED

STATE OF ALABAMA)
COUNTY OF SHELBY)

KNOW ALL MEN BY THESE PRESENTS, That in consideration of **ONE THOUSAND FIVE HUNDRED DOLLARS and NO/00 (\$1,500.00)**, and other good and valuable considerations to the undersigned grantor, in hand paid by grantee herein, the receipt whereof is acknowledged, I or we, **REMIGIO VILLANUEVA AND NORA NAVARRO, HUSBAND AND WIFE** (herein referred to as **Grantors**), grant, bargain, sell and convey unto, **BLANTON H. MOORE** (herein referred to as **Grantee**), the following described real estate, situated in: SHELBY County, Alabama, to-wit:

See attached Exhibit A for Legal Description.

SUBJECT TO:

1. Ad valorem taxes due and payable October 1, 2011.
2. Easements, restrictions, rights of way, and permits of record.

This property constitutes no part of the homestead of the Grantors.

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 ____ day of September, 2011.

Remigio Villanueva
Remigio Villanueva

Nora Navarro
Nora Navarro

STATE OF ALABAMA)
COUNTY OF SHELBY)

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that **Remigio Villanueva and Nora Navarro**, 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 7th day of September, 2011.

Christine K. [Signature]
Notary Public
My Commission Expires: May 09, 2015

EXHIBIT A
LEGAL DESCRIPTION


20110908000265640 2/2 \$16.50
Shelby Cnty Judge of Probate, AL
09/08/2011 10:17:43 AM FILED/CERT

PARCEL 1

A parcel of land situated in the NW 1/4 of Section 22, Township 19 South, Range 1 East, Shelby County, Alabama, and being more particularly described as follows:

Commence at the NE corner of the S 1/2 of the NE 1/4 of the NW 1/4 of Section 22, Township 19 South, Range 1 East; thence N 90°00'00" W, a distance of 1335.36'; thence continue N 90°00'00" W a distance of 378.83' to a point on the Easterly right of way of Shelby County Highway 55; thence S 15°12'47" W along said right of way a distance of 206.80' to the Point of Beginning; thence along said right of way S 15°12'47" W a distance of 28.00'; thence S 89°55'17" E a distance of 157.75'; thence N 79°44'10" W a distance of 152.85' to the Point of Beginning.

Said parcel containing 2131.9 square feet, more or less.

PARCEL 2

A parcel of land situated in the NW 1/4 of Section 22, Township 19 South, Range 1 East, Shelby County, Alabama, and being more particularly described as follows:

Commence at the NE corner of the S 1/2 of the NE 1/4 of the NW 1/4 of Section 22, Township 19 South, Range 1 East; thence N 90°00'00" W, a distance of 1335.36'; thence continue N 90°00'00" W a distance of 378.83' to a point on the Easterly right of way of Shelby County Highway 55; thence S 15°12'47" W along said right of way a distance of 206.80'; thence S 79°44'10" E a distance of 193.58' to the Point of Beginning; thence S 79°44'10" E a distance of 6.95'; thence S 19°11'43" W a distance of 52.03'; thence S 89°59'10" W a distance of 3.30'; thence N 15°04'14" E a distance of 52.17' to the Point of Beginning.

Shelby County, AL 09/08/2011
State of Alabama
Deed Tax: \$1.50