


**SEND TAX NOTICES TO:**

Richard L. Imms  
1914 Riverway Drive  
Birmingham, Alabama 35244-1417

**WARRANTY DEED**

STATE OF ALABAMA  
COUNTY OF SHELBY

  
20120308000081370 1/3 \$98.00  
Shelby Cnty Judge of Probate, AL  
03/08/2012 11:00:27 AM FILED/CERT

**KNOW ALL MEN BY THESE PRESENTS**, that in consideration of the sum of One Hundred Ninety Thousand and No/100 Dollars (\$190,000.00) to the undersigned grantors, in hand paid by the grantee herein, the receipt of which is hereby acknowledged, **Bible Book and Gift Shop, Inc. (also known as The Bible Book & Gift Shop, Inc.)**, an Alabama corporation (herein referred to as "Grantor"), hereby grants bargains, sells, and conveys unto **Richard L. Imms** (herein referred to as "Grantee"), the real estate described on Exhibit "A" attached hereto and situated in Shelby County, Alabama.

[A portion of the purchase price recited above was paid from a mortgage loan closed simultaneously herewith.]

**TO HAVE AND TO HOLD** the described premises to Grantee, his heirs, executors, successors and assigns forever.

**AND THE GRANTOR** does for itself, and its successors and assigns, covenant with said Grantee, his heirs, executors, successors and assigns, that Grantor is lawfully seized in fee simple of the premises, that they are free from all encumbrances, unless otherwise noted on Exhibit "A", that Grantor has good right to sell and convey the same as aforesaid, and that Grantor will and its successors and assigns shall warrant and defend same to said Grantee, his heirs, executors, successors and assigns forever, against the lawful claims of all persons.

**IN WITNESS WHEREOF**, the Grantor has signed and sealed this Deed on the 7<sup>th</sup> day of March, 2012.

**Bible Book and Gift Shop, Inc. (also known as The Bible Book & Gift Shop, Inc.)**, an Alabama corporation

By: 

Print Name: Ellis Ray Smith

Title: President

STATE OF ALABAMA  
JEFFERSON COUNTY


I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Ellis Ray Smith, whose name as President of **Bible Book and Gift Shop, Inc. (also known as The Bible Book & Gift Shop, Inc.)**, an Alabama corporation, is signed to the foregoing instrument and who is known to me, acknowledged before me on this day that, being informed of the contents of said instrument, he, as such officer, and with full authority, executed the same voluntarily, as an act of said corporation, acting in his capacity as aforesaid.

Given under my hand and official seal, this the 7<sup>th</sup> day of March, 2012.

Wendy Nicole Hardegree  
NOTARY PUBLIC  
My Commission Expires: 7/2/14

THIS INSTRUMENT PREPARED BY AND AFTER  
RECORDATION SHOULD BE RETURNED TO:

Wendy N. Hardegree  
Engel, Hairston, & Johanson P.C.  
P.O. Box 11405  
Birmingham, AL 35202  
(205) 328-4600

  
20120308000081370 2/3 \$98.00  
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## EXHIBIT "A"

### PARCEL I:

A parcel of land situated in the NW 1/4 - SE 1/4 of Section 15, Township 20 South, Range 3 West and is known as Lots 5 & 6 of Mullins Eastside Addition to Helena, as recorded in Map Book 4, page 25, in the Probate Office of Shelby County, Alabama, being more particularly described as follows:

Begin at the SW corner of the NW 1/4 of the SE 1/4 of said Section 15; thence North 82°28'11" East along the South boundary line of said Lots 5 and 6 a distance of 251.17 feet; thence North 15°56'50" West along the East boundary line of said Lot 6 a distance of 265.14 feet to a point lying on the Southerly ROW line of Elm Street (50' ROW); thence South 81°12'32" West along said ROW line, a distance of 223.97 feet; thence leaving said ROW line, South 10°06'23" East along the West boundary line of said Lot 5, a distance of 256.55 feet (meas), 257.2 feet (map to the Point of Beginning.

### PARCEL II:

A parcel of land situated in the NW 1/4 – SE 1/4 of Section 15, Township 20 South, Range 3 West, and is known as Lots 7 and 8 and a 30 foot wide un-named strip of land lying West of said Lots 7 and 8 of Mullins Eastside Addition to Helena as recorded in Map Book 4, page 25, in the Probate Office of Shelby County, Alabama, being more particularly described as follows:

Commence at the SW corner of the NW 1/4 – SE 1/4 of said Section 15; thence North 82°28'11" East along the South boundary line of Lots 5 and 6 of said Mullins Subdivision, a distance of 251.17 feet to the Point of Beginning; thence continue along last described course for a distance of 140.33 feet; thence North 17°07'19" West along the East boundary line of said Lots 7 and 8, a distance of 267.93 feet to a point lying on the Southerly ROW line of Elm Street (50' ROW); thence South 81°12'32" West along said ROW line, a distance of 134.51 feet to its point of intersection with the Westerly boundary line of aforesaid 30 foot wide un-named strip of land; thence South 15°56'50" West and along said Westerly boundary line, a distance of 265.14 feet to the Point of Beginning.

**SUBJECT TO:** i) taxes and assessments for the year 2012, a lien but not yet payable; ii) Right of way to Alabama Telephone and Telegraph Company, recorded in Real 254, page 507, in the Probate Office of Shelby County, Alabama; iii.) Right of way granted to Alabama Power Company by Instrument recorded in Volume 266, page 739; Volume 199, page 446; Volume 57, page 88 and Volume 146, page 309, in the Probate Office of Shelby County, Alabama; iv) Right of Way to Water Works Board of the City of Helena recorded in Volume 145, page 465 and Volume 176, page 390, in the Probate Office of Shelby County, Alabama; and v) coal, oil, gas and mineral and mining rights which are not owned by Grantor/Mortgagor.

