


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

Joshua D. Arnold
P.O. Box 587, Columbiana, Alabama 35051

Grantee's address:
495 Gray Road
Carrollton, GA 30116

\$50,000 JP

WARRANTY DEED


20120702000231710 1/2 \$65.00
Shelby Cnty Judge of Probate, AL
07/02/2012 01:24:27 PM FILED/CERT

STATE OF ALABAMA)
SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One and no/100 DOLLARS (\$1.00) and other good and valuable consideration to the undersigned GRANTOR in hand paid by the GRANTEE herein, the receipt whereof is acknowledged, the undersigned **Nora Mae Martin**, married (herein referred to as GRANTOR, whether one or more) does grant, bargain, sell and convey unto **Joseph W. Davis** (herein referred to as GRANTEE, whether one or more) all of my right, title, and interest in and to the following described real estate situated in Shelby County, Alabama to-wit:

Commence at the Northeast corner of Section 15, Township 19 South, Range 1 West and run thence South 0 deg. 11 min. 31 sec. West along the East boundary of said Section a distance of 1340.44 feet to a point; thence turn to the right and run North 89 deg. 38 min. West a distance of 330.73 feet to point of beginning; thence turn to the right and run North 0 deg. 12 min. 58 sec. East a distance of 1339.15 feet to a point; thence turn to the left and run South 89 deg. 51 min. 28 sec. West a distance of 660.34 feet to a point; thence turn to the left and run South 0 deg. 16 min. 40 sec. West a distance of 668.28 feet to a point; thence turn to the left and run South 89 deg. 44 min. 44 sec. East a distance of 330.45 feet to a point; thence turn to the right and run South 0 deg. 15 min. 59 sec. West a distance of 668.95 feet to a point; thence turn left and run South 89 deg. 38 min. East to the point of beginning.

LESS AND EXCEPT THE FOLLOWING PARCELS OF LAND:

That portion conveyed to Jack M. Peacock and wife, Ruth E. Peacock, as recorded in Deed Book 248, Page 621, in Probate Office.

That portion conveyed to Nora Martin and Ineza B. Davis, as recorded in Instrument #20061218000614700, in Probate Office.

The above described property is not the homestead of GRANTOR or her spouse.

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

And GRANTOR does for GRANTOR and 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.

IN WITNESS WHEREOF, GRANTOR has hereunto set her hand and seal, this the 25th day of June, 2012.

Nora Mae Martin
Nora Mae Martin

Shelby County, AL 07/02/2012
State of Alabama
Deed Tax: \$50.00

STATE OF ARIZONA)
PINAL COUNTY)

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Nora Mae Martin, 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 the 25th day of June, 2012.



Elizabeth A. Beasley
Notary Public Aka Grants
My Commission Expires:
March 7, 2014