

Reli Settlement Solutions, LLC
3595 Grandview Parkway Ste. 275
Birmingham, AL 35243

20190508000154730
05/08/2019 08:40:35 AM
DEEDS 1/2

Send tax notice to:

LaWanda R. Bonner

180 Battle Dr.

Montevallo, AL 35115

BHM1900432

This instrument prepared by:

S. Kent Stewart

Stewart & Associates, P.C.

3595 Grandview Pkwy, #280

Birmingham, Alabama 35243

STATE OF ALABAMA

Shelby COUNTY

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Five Thousand Five Hundred and 00/100 Dollars (\$5,500.00) in hand paid to the undersigned, **Emily Carla Missildine Cowling Heir at Law of Thomas C.**

Missildine, a unmarried woman, whose mailing address is:

437 Central Ave. Fultondale, AL 35068 (hereinafter referred to as "Grantor"), by **LaWanda R Bonner** (hereinafter referred to as "Grantee"), the receipt and sufficiency of which are hereby acknowledged, Grantor does, by these presents, grant, bargain, sell, and convey unto Grantee, the following described real estate situated in Shelby County, Alabama, to-wit:

A lot or parcel of land in the NW 1/4 of the SE 1/4, Section 2, Township 24 North, Range 12 East, Shelby County, Alabama, described as follows: From the NW corner of said 1/4-1/4 Section, run East for 420 feet; thence deflect left 90 degrees 41 minutes 30 seconds and run North 113.73 feet; thence deflect right 93 degrees 43 minutes 30 seconds and run 369.66 feet; thence deflect right 85 degrees 14 minutes 30 seconds and run South for 893.16 feet to the point of beginning of subject lot; from said point thus established, continue said course for 220.0 feet; thence deflect left 87 degrees 05 minutes and run East for 200.0 feet; thence deflect left 92 degrees 55 minutes and run North for 220.0 feet; thence deflect left and run west for 200 feet to the point of beginning.

ALSO, an easement for ingress and egress and utilities described as follows: A strip of land 25 feet of even width described as follows: Form the SE corner of subject lot run North along the East line of subject lot for 80.8 feet to the point of beginning of said easement; continue North along said lot line and a continued thereof for 797.4 feet to a point on the South right of way line of Alabama Highway 25; thence run East along said Highway right of way for 25 feet; thence run South and parallel to the West line for 797.4 feet; thence run West for 25 feet to the point of beginning.

SUBJECT TO:

ADVALOREM TAXES DUE OCTOBER 01, 2016 AND THEREAFTER.

BUILDING AND SETBACK LINES, RESTRICTIONS, COVENANTS AND CONDITIONS OF RECORD.

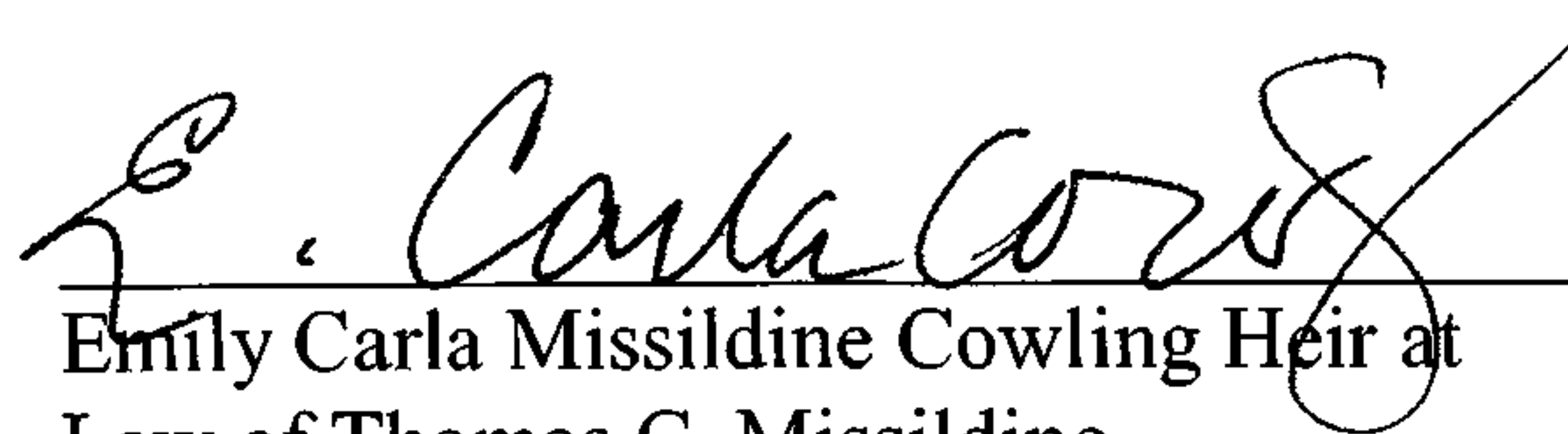
MINING AND MINERAL RIGHTS EXCEPTED.

Thomas C. Missildine is the surviving grantee of that deed recorded in Book 335, Page 615, in the Probate Office of Shelby County, Alabama; the other grantee Paula N. Missildine, having died on or about the 12th day of June, 2001.

The Grantor does for himself/herself, his/her heirs and assigns, covenant with Grantee, his/her heirs, executors, administrators and assigns, that he/she is lawfully seized in fee simple of said premises; that they are free from all encumbrances except as noted above; that he/she has a good right to sell and convey the same as aforesaid; and that he/she will, and his/her heirs, executors, administrators shall warrant and defend the same to the said Grantee, his/her heirs and assigns forever, against the lawful claims of all persons.

TO HAVE AND TO HOLD to Grantee, her/his heirs, executors, administrators and assigns forever.

IN WITNESS WHEREOF, Grantor has set his/her signature and seal on this, the 2 day of May, 2019.

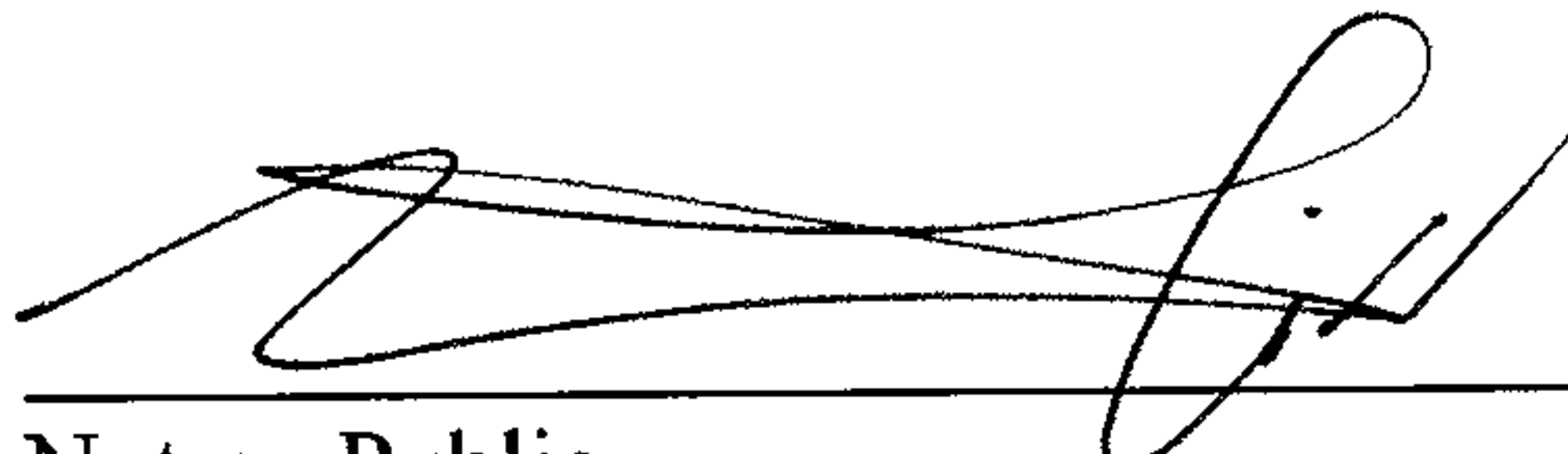

Emily Carla Missildine Cowling Heir at
Law of Thomas C. Missildine

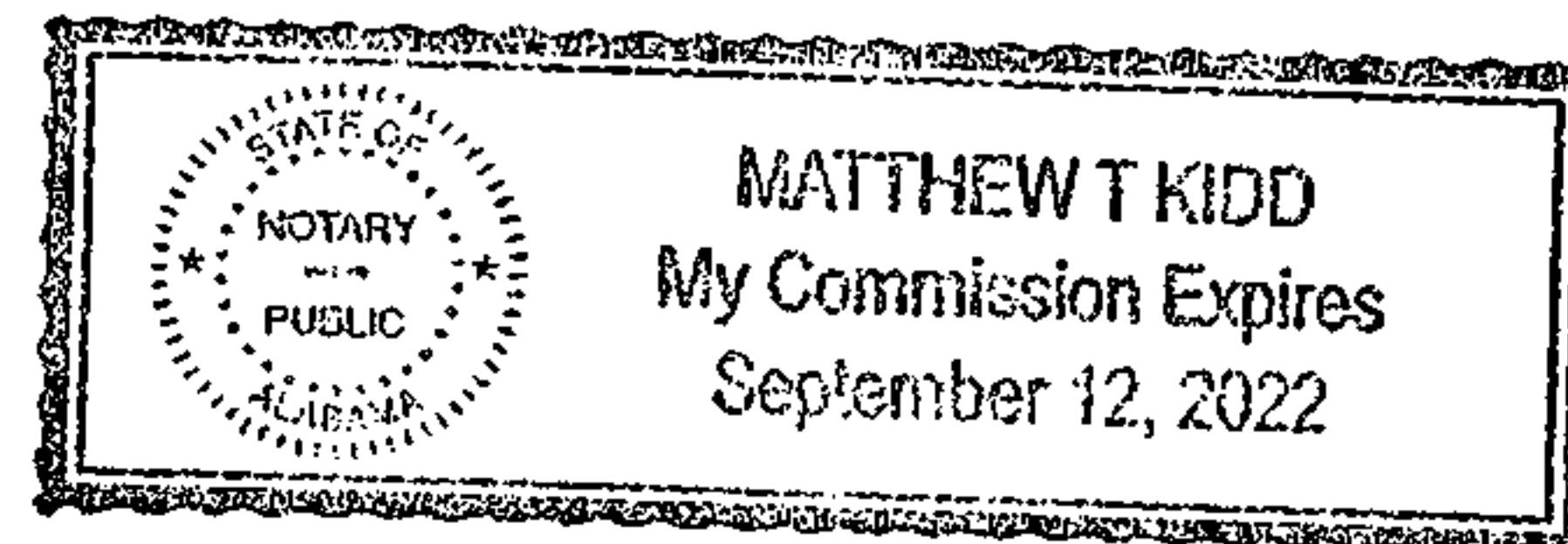
STATE OF ALABAMA
COUNTY OF JEFFERSON

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Emily Carla Missildine Cowling Heir at Law of Thomas C. Missildine, whose name is signed to the foregoing instrument, and who is/are known to me, acknowledged before me on this day, that, being informed of the contents of the said instrument, he/she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this, the 2 day of May, 2019.

(Notary Seal)


Notary Public
Print Name: Matthew T Kidd
Commission Expires: 9.12.22



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
05/08/2019 08:40:35 AM
\$23.50 CHERRY
20190508000154730

Allen S. Boyd