

This instrument was prepared by:
Hornsby & Hornsby, Attorneys at Law
Matthew J. Hornsby
2010 Old Springville Road, Suite 100
Birmingham, AL 35215

Send Tax Notice To:
Shield Property Solutions, LLC
3590-B Pelham Parkway #207
Pelham, AL 35124

WARRANTY DEED

**STATE OF ALABAMA * KNOW ALL MEN BY THESE PRESENTS,
SHELBY COUNTY ***

That in consideration of Ten and NO/100 Dollars---(\$10.00) and other good and valuable consideration paid to the undersigned grantor, **William D. Dulaney, an unmarried man**, of PO Box 204, Blountville TN 37617 (herein referred to as Grantor) in hand paid by the grantee herein, the receipt of which is hereby acknowledged, the said Grantor does by these presents, grant, bargain, sell and convey unto **Shield Property Solutions, LLC, an Alabama limited liability company**, (herein referred to as Grantee, whether one or more), the following described real estate situated in Shelby County Alabama, to-wit:

Commence at the SW corner of the NW 1/4 of the SE 1/4, Section 26, Township 19 South, Range 1 West; thence Easterly 327.47 feet to the centerline of a county road; thence left 45°54' and run along said centerline 287.76 feet; thence right 25°10' and run 59.66 feet to the intersection of the Northerly right of way of Chelsea Road and the Southerly right of way of Williamson-Chelsea Road; thence left 39°22'27" and run along said Southerly right of way 200.0 feet to the Point of Beginning; thence right 109°14'22" and run 128.0 feet to a red oak tree; thence right 25°45'44" and run 100.0 feet to the Northerly right of way of Chelsea Road; thence left 84°46'16" and run along the chord of a curve to the left 63.23 feet to the intersection of the Northerly right of way of Chelsea Road and the West right of way of Williamson Road; thence 96°42'32" left and run along chord of the West right of way 331.11 feet to the intersection of the West right of way of Williamson Road and the Southerly right of way of Williamson-Chelsea Road; thence left 133°31'18" and run along the chord of a curve to the right 155.59 feet to the Point of Beginning.

Property Address: 365 Highway 39, Chelsea, AL 35043

Subject to easements and restrictions of record, and to current taxes a lien but not yet payable.

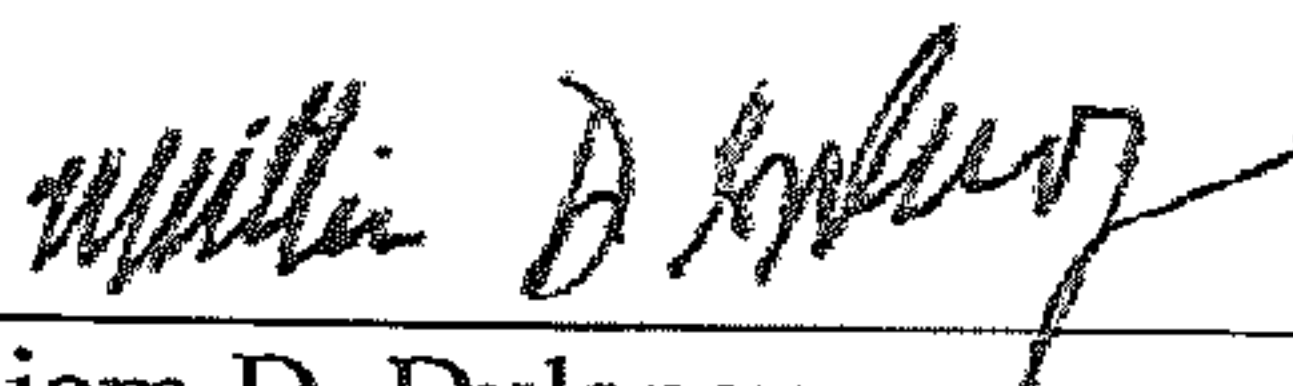
Mineral and mining rights excepted not owned by grantor.

Tax Appraised Value for Recording Purposes: \$58,920.00

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

And said Grantor does for itself, its successors and assigns, covenant with said Grantee, their heirs and assigns, that it is lawfully seized in fee simple of said premises, that they are free from all encumbrances, that it has good right to sell and convey the same as aforesaid; and that it will and its successors and assigns shall warrant and defend the same to the said Grantee, their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said Grantor has hereto set his/her/their signature(s) and seal(s), this the 30th day of May, 2023.


 William D. Dulaney

STATE OF TENNESSEE
Sullivan COUNTY*

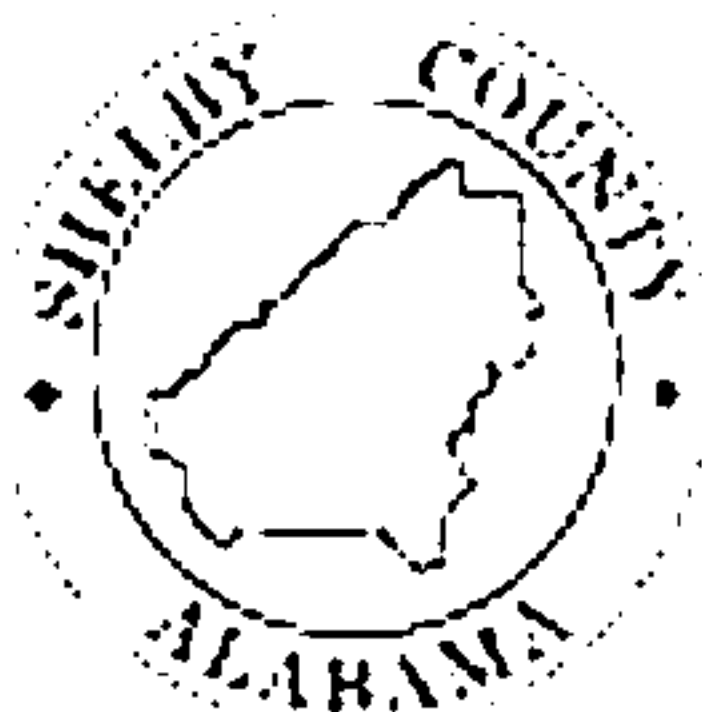
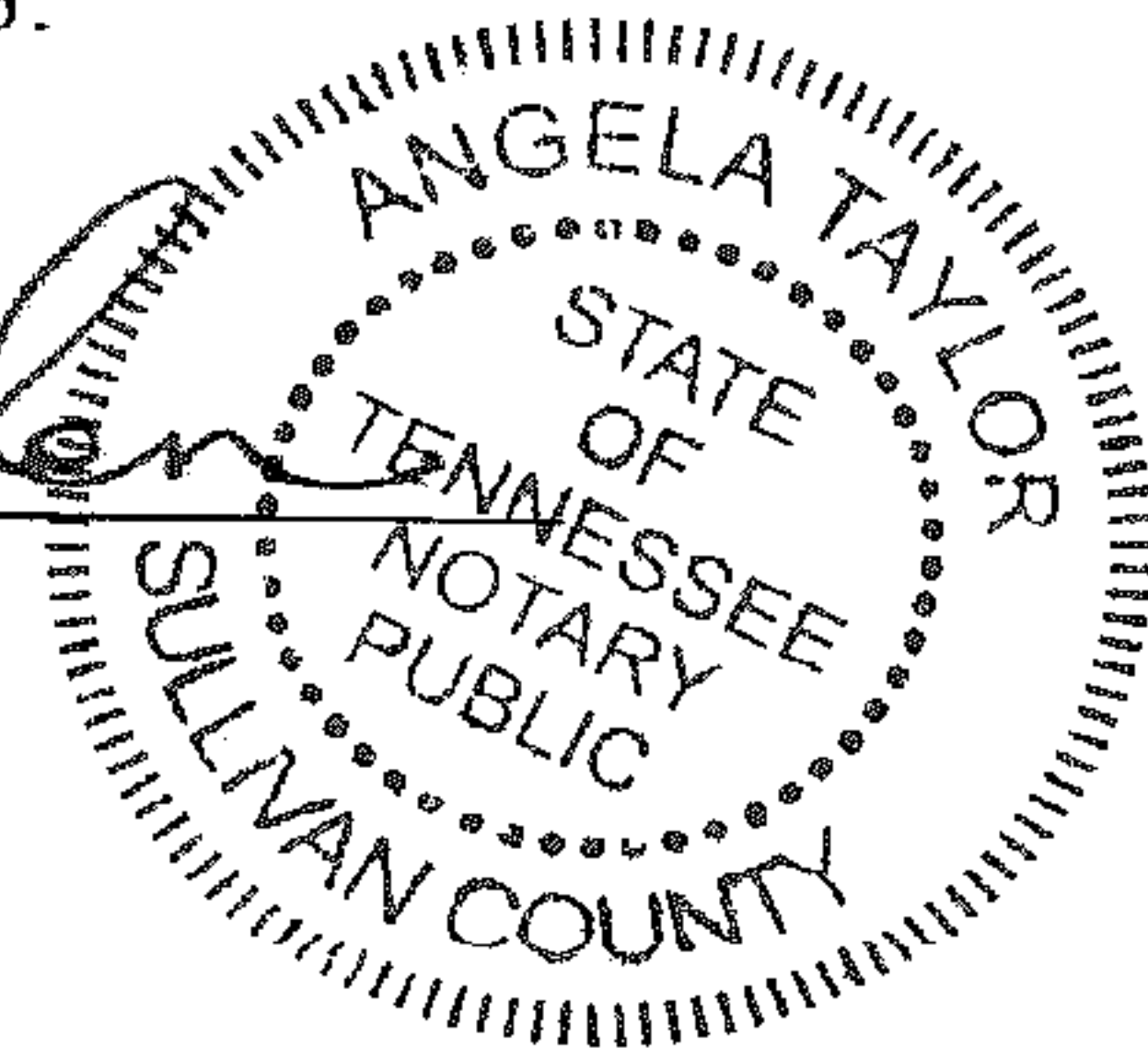
General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that **William D. Dulaney, an unmarried man**, whose name 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 the said instrument, he executed the same voluntarily.

Given under my hand and official seal, this 30th day of May, 2023.

My Commission Expires:
 9-16-26


 Notary Public



Filed and Recorded
 Official Public Records
 Judge of Probate, Shelby County Alabama, County
 Clerk
 Shelby County, AL
 06/12/2023 01:34:22 PM
 \$84.00 BRITTANI
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