

This instrument was prepared by

Courtney Mason & Associates PC
100 Concourse Parkway Suite 350
Birmingham, Alabama 35244

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

STATE OF ALABAMA
SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of TWO HUNDRED THOUSAND & NO/100---- (\$200,000.00) DOLLARS to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we, Alfred W. Arnett and Ann W. Arnett, single individuals (herein referred to as grantors), do grant, bargain, sell and convey unto John H. Pierce and wife, Linda L. Pierce (herein referred to as GRANTEES) for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, together with every contingent remainder and and right of reversion, the following described real estate, situated in Shelby County, Alabama, to-wit:

The West half of the SW 1/4 of the NW 1/4. Section 3, Township 21 South, Range 1 East.

The East half of SE 1/4 of NE 1/4 of Section 4, Township 21 South, Range 1 East, Except 6 acres evenly off the West side.

The SE 1/4 of NE 1/4 of NE 1/4 of Section 4, Township 21 South, Range 1 East, Less and Except one-half acre more particularly described as follows; Beginning at the NE corner of SE 1/4 of NE 1/4 of NE 1/4 of Section 4, and run West 66 feet; thence South 330 feet; thence East 66 feet to Section line; thence North along Section line to point of beginning of said exception.

That portion only of the following described land which lies South of the County Black Top Road; Beginning at the NE corner of Section 4, Township 21 South, Range 1 East, and run West along Section line 440 feet; thence South 495 feet; thence West 220 feet; thence South 165 feet; thence East 660 feet to Section line; thence North along Section line 660 feet to point of beginning.

That portion (if any) of the following described lying South of the County Black Top Road; 6 - 2/3 acres evenly off the East side of South half of SE 1/4 of SE 1/4 of Section 33, Township 20 South, Range 1 East.

All situated in Shelby County, Alabama.

Subject to existing easements, current taxes, restrictions, set-back lines and rights of way, if any, of record.

THIS PROPERTY IS NOT THE HOMESTEAD PROPERTY OF THE GRANTOR.

GRANTEES' ADDRESS: 1050 County Road 48, Wilsonville, Alabama 35186

TO HAVE AND TO HOLD to the said GRANTEES for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, and to the heirs and assigns of such survivor forever, together with every contingent remainder and right of reversion.

And I (we) do, for myself (ourselves) and for my (our) heirs, executors and administrators, covenant with said GRANTEES, their heirs and assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise stated 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, their heirs and assigns forever, against the lawful claims of all persons.

Inst # 1994-21407

IN WITNESS WHEREOF, we have hereunto set our hands and seals, this 5th day of July, 1994.

Alfred W. Arnett

Ann W. Arnett

07/07/1994-21407
10:00 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 MCD 211.00

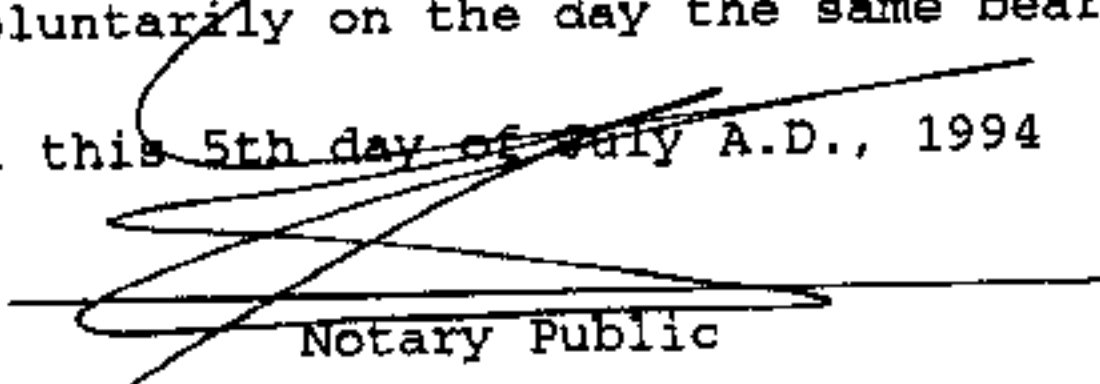
21407

STATE OF ALABAMA
SHELBY COUNTY COUNTY

General Acknowledgment

I, Courtney H. Mason, Jr., a Notary Public in and for said County, in said State, hereby certify that Alfred W. Arnett and Ann W. Arnett, single individuals whose names are signed to the foregoing conveyance, and who are 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 5th day of July A.D., 1994


Notary Public

COURTNEY H. MASON, JR.
MY COMMISSION EXPIRES
3-5-95

Inst # 1994-21407

07/07/1994-21407
10:00 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 MCD 211.00