

WARRANTY DEED

This instrument was prepared by
 Steven R. Sears, attorney
 655 Main Street, BX Four
 Montevallo, AL 35115+0004
 telephone: 665-1211
 without benefit of title evidence.

Please send tax notices to:

✓ Joey Lane Lovelady
 3155 Highway 10
 Montevallo, AL 35115

State of Alabama)
 County of Shelby)

01/20/1995-01712
 02:01 PM CERTIFIED
 SHELBY COUNTY JUDGE OF PROBATE
 002 MCD 13.00

Inst # 1995-01712

Know all men by these presents, that in consideration of love and affection and two thousand dollars, to the undersigned grantor in hand paid by the grantee herein, the receipt whereof is acknowledged, we, Henry Pickett and wife Minnie Ione Pickett, of 5747 County 10, Montevallo, AL 35115, do grant, bargain, sell, and convey unto Joey Lane Lovelady, a single man, of 3155 Highway 10, Montevallo, AL 35115 (herein referred to as grantee, whether one or more) the following described real estate situated in Shelby County, Alabama, to-wit:

Begin at the NE corner of Plot #29 of the Boothton Coal Mining Company, a map of which was prepared by I S Gillespie on June 7, 1945; and run S of an 18 foot right of way for road 100 feet; thence run W 150 feet; thence N 100 feet; thence E 150 feet to the point of beginning.

Mineral and mining rights were earlier reserved.

It is the intent of this instrument to convey that land conveyed to the trustees of the Pilgrim Rest/Free Will Baptist Church via a warranty deed executed 16 November 1957 and recorded at deed book 203, page 397 on 19 August 1959 in the Shelby County Probate Office, whether or not correctly described above.

This property is meant henceforth to be free of the reversion clause in that deed.

The conveyed property forms no part of the homestead of any grantor herein. Each grantor herein owns other property which does form homestead.

Source of title: A warranty deed from Harold K Ferguson and wife Barbara Ann Ferguson to grantors herein, executed 28 September 1990 and recorded in the Shelby County Probate Office on 17 October 1990 at Real book 314, page 640.

No part of the property conveyed herein forms any part of the homestead of any grantor. Each grantor owns other property which does form homestead.

To have and to hold to the said grantee, his heirs and assigns forever.

We, Henry Pickett and Minnie Ione Pickett, do for ourselves and for our heirs, executors, and administrators covenant with the said grantee, his heirs and assigns, that we are lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that we have a good right to sell and convey the same as aforesaid; that we will and our heirs, executors, and administrators shall warrant and defend the same to the said grantee, his heirs and assigns forever, against the lawful claims of all persons.

In witness whereof, we have set our hands and seals, this 20 January 1995.

Witness:

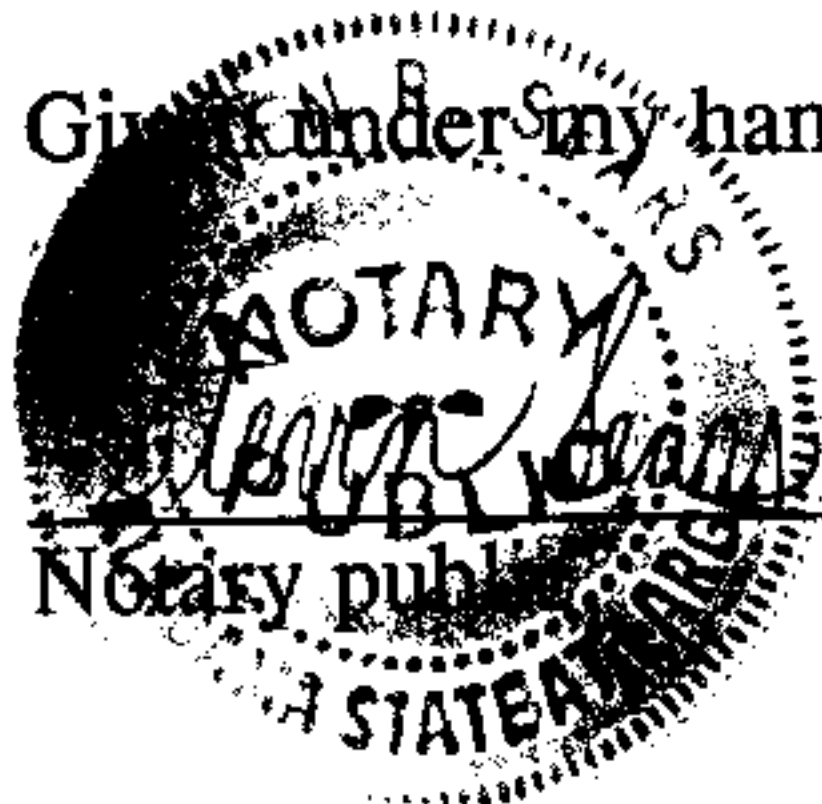
_____ X Henry Pickett (Seal)
Henry Pickett

Minnie Ione Pickett (Seal)
Minnie Ione Pickett

State of Alabama)
County of Shelby)

I, the undersigned notary public for the State of Alabama at Large, hereby certify that Henry Pickett and Minnie Ione Pickett, whose names are signed to the foregoing conveyance, and who are (made) 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 20 January 1995.



My Notarial Commission expires March 7, 1996 - 01712
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