

This Instrument Prepared By:
James F. Burford, III
Attorney at Law
Suite 200-A, 100 Vestavia Office Park
Birmingham, Alabama 35216

Send Tax Notice To:

WADE FAULKNER
PO BOX 175
VANDIVER AL
35176

WARRANTY DEED

STATE OF ALABAMA)

SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS: That in consideration of One Hundred Fifty-Five Thousand Six Hundred Thirty-Five and 50/100 Dollars (\$155,635.50) and other good and valuable considerations, to the undersigned Grantor (whether one or more), in hand paid by the Grantee herein, the receipt whereof is acknowledged, I, MICHAEL H. STRONG, a married man (herein referred to as Grantor, whether one or more), grant, bargain, sell and convey unto WADE WILLIAMS FAULKNER (herein referred to as Grantee, whether one or more), the following described real estate, situated in Shelby County, Alabama, to-wit:

SEE EXHIBIT "A" FOR LEGAL DESCRIPTION

SUBJECT TO: (1) Taxes due in the year 1996 and thereafter; (2) Title to all minerals within and underlying the premises, together with all mining rights and other rights, privileges and immunities relating thereto, including rights set out in Deed Book 325, Page 546 in Probate Office; (3) Grant of easement for right-of-way as set out in Instrument #1993-35373 and 1995-28344; (4) Corrective Drainage Easement as set out in Instrument #1994-27188; and (5) Transmission line permit to Alabama Power Company recorded in Deed 108, Page 83.

The property conveyed herein shall only be used for agricultural or residential purposes for a period of five (5) years from the date of this conveyance.

The property conveyed herein is not the homestead of the Grantor or his spouse.

\$118,000.00 of the consideration recited herein was derived from a mortgage loan closed simultaneously herewith.

TO HAVE AND TO HOLD to the said Grantee, his heirs, successors and assigns forever.

And I do for myself and for my heirs, executors and administrators, covenant with said Grantee, his successors and assigns, that I am lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise stated above; that I have a good right to sell and convey the same as aforesaid; that I will, and my heirs, executors and administrators shall warrant and defend the same to the said Grantee, his successors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the undersigned, MICHAEL H. STRONG, a married man, has hereunto set his hand and seal, this the 31 day of JANUARY, 1996.

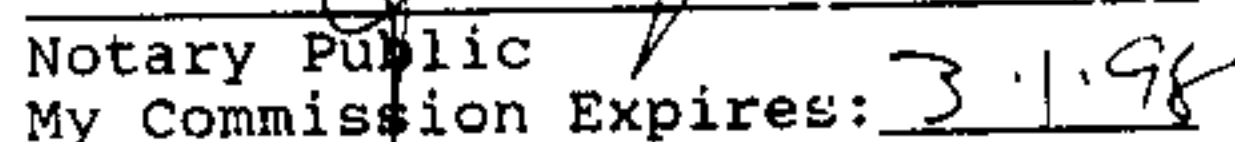

Michael H. Strong

STATE OF ALABAMA)

COUNTY OF JEFFERSON)

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that MICHAEL H. STRONG, a married man, 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 foregoing conveyance he executed the same voluntarily on the day the same bears date.

Given under my hand and seal this 31 day of JANUARY, 1996.


Notary Public
My Commission Expires: 3.1.98

02/09/1996-04291
10:40 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 REC

EXHIBIT "A"
(Strong to Faulkner)

A parcel of land in the NW 1/4 and the W 1/2 of the NE 1/4, Section 25, Township 18 South, Range 1 East, Shelby County, Alabama, being more particularly described as follows:

From the true Northwest corner of Section 25, Township 18 South, Range 1 East, run thence East along the true North boundary of said Section 25 a distance of 2608.6252 feet to the true Northwest corner of the NE 1/4 of said Section 25, being the point of beginning of herein described parcel of land; thence continue along said course a distance of 83.96 feet; thence turn 90 deg. 47 min. 58 sec. right and run 42.08 feet; thence turn 47 deg. 50 min. 06 sec. left and run 212.87 feet; thence turn 43 deg. 00 min. 09 sec. left and run 442.20 feet; thence turn 89 deg. 09 min. 45 sec. left and run 186.88 feet to a point on the true North boundary of aforementioned Section 25; thence turn 89 deg. 12 min 02 sec. right and run 620.35 feet to the true Northeast corner of the NW 1/4 of NE 1/4 of said Section 25; thence turn 90 deg. 32 min. 30 sec right and run 1311.10 feet; thence turn 81 deg. 11 min. 32 sec. right and run 3985.30 feet to a point on an accepted segment of the West boundary of said Section 25; thence turn 99 deg. 35 min. 03 sec. right and run 1232.26 feet along said accepted West boundary of said Section

25; thence turn 88 deg. 43 min. 56 sec. right and run 2887.0 feet; thence turn 89 deg. 15 min. 03 sec. left and run 320.0 feet; thence turn 90 deg. 44 min. 57 sec. left and run 272.50 feet; thence turn 90 deg. 44 min. 57 sec. right and run 334.44 feet to the point of beginning; being situated in Shelby County, Alabama.

02/09/1996-04291
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DDE MCD 49.00

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