

SEND TAX NOTICE TO:
(Name) Daniel J. Bowers
(Address) PO Box 579, Fultondale, AL 35079

This instrument was prepared by
C. Stephen Alexander
2401 Arlington Avenue
Birmingham, Alabama 35205

WARRANTY DEED

STATE OF ALABAMA)
SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS,

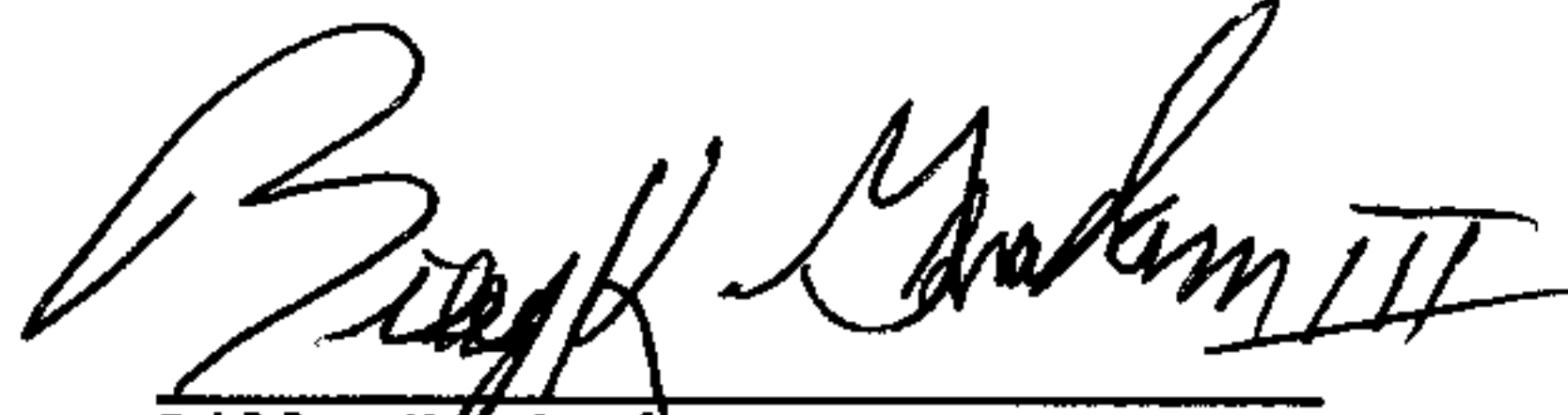
That in consideration of Seventy Five Thousand & no/100 (\$75,000.00) DOLLARS and other good and valuable consideration to the undersigned Grantors, Billy K. Graham, III and his wife Amy C. Graham in hand paid by the Grantee Daniel J. Bowers, the receipt of which is hereby acknowledged, the said Grantors do by these presents, grant, bargain, sell and convey unto the said Grantee the following described real estate situated in Shelby County, Alabama, to-wit:

Commence at the Southwest corner of the Southwest 1/4 of the Southeast 1/4 of Section 34, Township 18 South, Range 1 West; thence run North along the West line of said 1/4-1/4 Section 438.03 feet to the point of beginning; thence continue Northerly 198 feet to a point, said point being the Southwest corner of the property described in Inst. No 1994-36460; thence run in an Easterly direction along the South line of above described deed 551.51 feet to the West said of Dunnivant Valley Road; thence run Southwesterly 198 feet along said road; thence run Westerly parallel to the South line of the above described deed 489.05 feet to the point of beginning.

This property is vacant and does not constitute the homestead of the Grantors.

TO HAVE AND TO HOLD, To the said Daniel J. Bowers in fee simple, and to his heirs and assigns forever. And the said Grantors do for themselves, and their successors and assigns, covenant with the said Grantee and his heirs and assigns, that they are lawfully seized in fee simple of said premises, that they are free from all encumbrances unless otherwise noted above, that they have a good right to sell and convey the same as aforesaid, and that they will, and their successors and assigns shall, warrant and defend the same to the said Grantee, and his heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said Grantors have hereto set their signature and seal, this 11th day of January, 2002.


Billy K. Graham, III


Amy C. Graham

****FULL AMOUNT OF WARRANTY DEED PAID FROM PROCEEDS OF MORTGAGE DEED FILED SIMULTANEOUSLY.****

01/17/2002-03135

12:04 PM CERTIFIED

SHELBY COUNTY JUDGE OF PROBATE
002-MEL 17.00

Inst # 2002-03135

STATE OF ALABAMA)
SHELBY COUNTY)

I, Charlath R. Sims, a Notary Public in and for said County, in said State, hereby certify that Billy K. Graham, III, 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 this conveyance, he executed the same voluntarily for the purposes set forth herein.

Given under my hand and official seal, this 17th day of January, 2002.

Charlath R. Sims
Notary Public

10/25/2004

STATE OF ALABAMA)
SHELBY COUNTY)

I, Charlath R. Sims, a Notary Public in and for said County, in said State, hereby certify that Amy C. Graham, 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 this conveyance, she executed the same voluntarily for the purposes set forth herein.

Given under my hand and official seal, this 17th day of January, 2002.

Charlath R. Sims
Notary Public

10/25/2004

01/17/2002-03135
12:04 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
17.00
DOC MEL

Inst # 2002-03135