



This instrument was prepared by:  
Clayton T. Sweeney, Attorney  
2700 Highway 280 East, Suite 160  
Birmingham, AL 35223

Send Tax Notice To:  
Robert C. Hayes

STATE OF ALABAMA )  
COUNTY OF SHELBY ) **GENERAL WARRANTY DEED**

**KNOW ALL MEN BY THESE PRESENTS:** That, for and in consideration of **Two Hundred Twenty-Eight Thousand and 00/100 (\$228,000.00)**, and other good and valuable consideration, this day in hand paid to the undersigned **L. Douglas Joseph, a married man J. Anthony Joseph, a married man and Curtis Lynn, a married man**, (hereinafter referred to as GRANTORS), in hand paid by the GRANTEE herein, the receipt whereof is hereby acknowledged, the GRANTORS do hereby give, grant, bargain, sell and convey unto the GRANTEE, **Robert C. Hayes**, (hereinafter referred to as GRANTEE), his heirs and assigns, the following described Real Estate, lying and being in the County of **Shelby**, State of Alabama, to-wit:

From a 1/2" rebar accepted as the Southeast corner of the NE 1/4 of SE 1/4 of Section 27, Township 19 South, Range 1 West, run thence North along the accepted East boundary of said NE 1/4 of SE 1/4 a distance of 463.66 feet to a 1/2" rebar, being the point of beginning of herein described parcel of land; thence continue along said course a distance of 210.00 feet to a 1/2" rebar; thence turn 95 deg. 12 min. 16 sec. left and run 126.83 feet to a 1/2" pipe; thence turn 94 deg. 55 min. 26 sec. right and run 202.56 feet to a 1/2" rebar on the Southerly boundary of U.S. Highway #280 (300' R.O.W.); thence turn 99 deg. 36 min. 31 sec. left and run 50.71 feet along said highway boundary to a 1/2" rebar; thence turn 80 deg. 23 min. 29 sec. left and run 259.86 feet to a 1/2" rebar; thence turn 87 deg. 00 min. 48 sec. right and run 230.77 feet to a 1/2" rebar on the Easterly bank of North Fork Yellowleaf Creek; thence turn 69 deg. 37 min. 45 sec. left and run 29.06 feet along said Creek bank; thence turn 02 deg. 04 min. 13 sec. left and run 139.51 feet along said Creek bank; thence turn 04 deg. 44 min. 49 sec. left and run 101.84 feet along said Creek bank; thence turn 28 deg. 22 min. 09 sec. left and run 66.48 feet along said Creek bank to a 1/2" rebar; thence turn 73 deg. 07 min. 20 sec. left and run 324.55 feet to a 1/2" rebar; thence turn 88 deg. 47 min. 42 sec. left and run 187.86 feet to a 1/2" rebar; thence turn 84 deg. 32 min. 00 sec. right and run 124.75 feet to the point of beginning of herein described parcel of land; being situated in the NE 1/4 of SE 1/4 of Section 27, Township 19 South, Range 1 West, Shelby County, Alabama.

Subject To:  
Ad valorem taxes for 2002 and subsequent years not yet due and payable until October 1, 2002. Existing covenants and restrictions, easements, building lines and limitations of record.

ALL of the proceeds have been paid by a mortgage loan closed simultaneously herewith.

Curtis Lynn is one and the same person as Curtis B. Lynn.

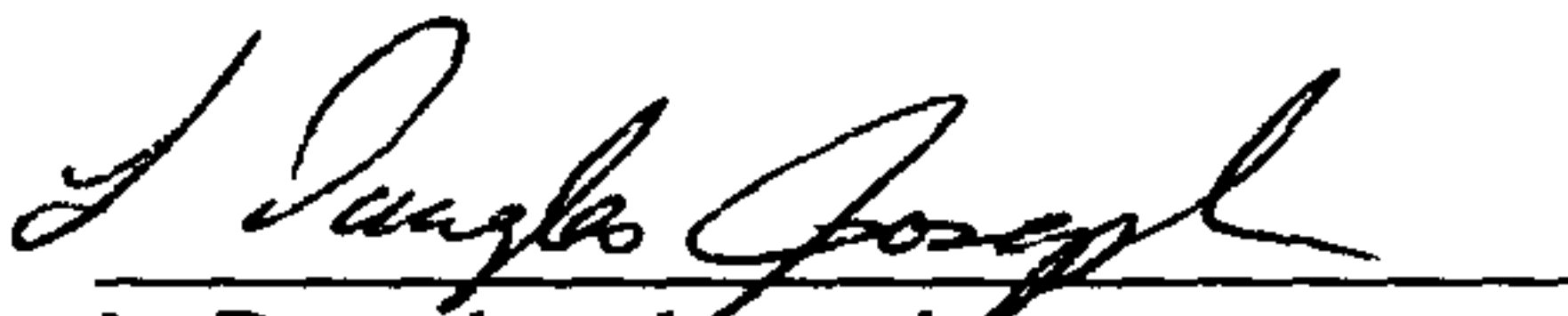
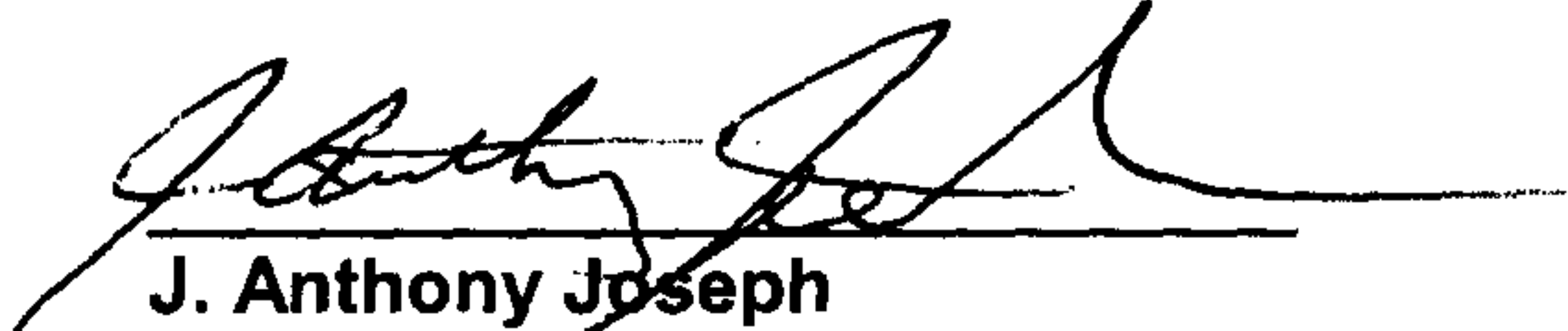
The property conveyed herein does not constitute the homestead of any of the Grantors or their spouses.


TO HAVE AND TO HOLD, the tract or parcel of land above described together with all and singular the rights, privileges, tenements, appurtenances, and improvements unto the said GRANTEE, his heirs and assigns forever.

AND SAID GRANTORS, for said GRANTORS, GRANTORS' heirs, successors, executors and administrators, covenants with GRANTEE, and with GRANTEE'S heirs and assigns, that GRANTORS are lawfully seized in fee simple of the said Real Estate; that said Real Estate is free and clear from all Liens and Encumbrances, except as hereinabove set forth, and except for taxes due for the current and subsequent years, and except for any Restrictions pertaining to the Real Estate of record in the Probate Office of said County; and that GRANTORS will, and GRANTORS' heirs, executors and administrators shall, warrant and defend the same to said GRANTEE, and GRANTEE'S heirs and assigns, forever against the lawful claims of all persons.

IN WITNESS WHEREOF, said GRANTORS have hereunto set their hands and seals this the 22nd day of May, 2002.

CLAYTON T. SWEENEY, ATTORNEY AT LAW

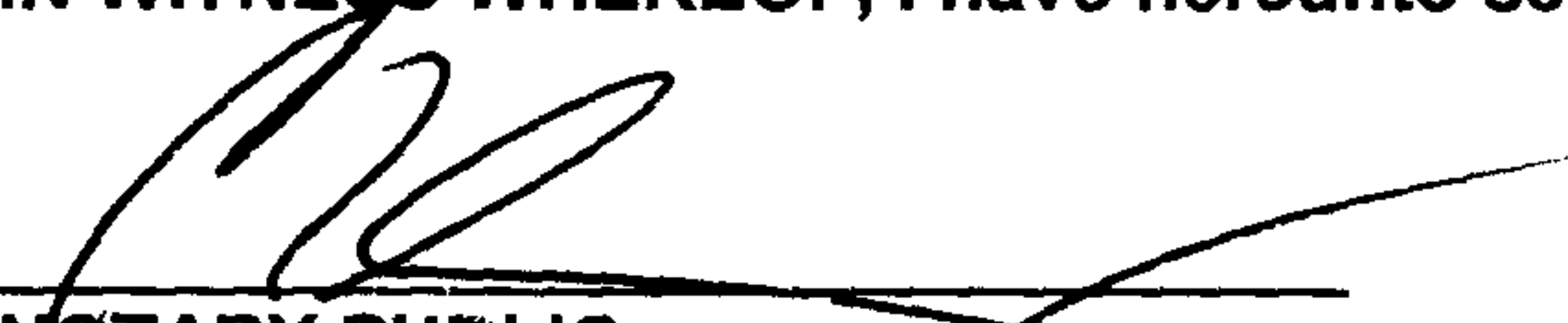
  
L. Douglas Joseph  
  
J. Anthony Joseph

  
Curtis Lynn, by Kathy Joseph,  
Attorney in Fact

STATE OF ALABAMA                     )  
   :  
COUNTY OF JEFFERSON             )

I, the undersigned, a Notary Public, in and for said County and State, hereby certify that L. Douglas Joseph, a married man and J. Anthony Joseph, a married man , 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 Instrument they executed the same voluntarily on the day the same bears date.


IN WITNESS WHEREOF, I have hereunto set my hand and seal this the 22nd day of May, 2002.

  
\_\_\_\_\_  
NOTARY PUBLIC  
My Commission Expires: 6/5/03

STATE OF ALABAMA )  
COUNTY OF JEFFERSON)

I, the undersigned, a Notary Public, in and for said county and in said state, hereby certify that Kathy Joseph , whose name as Attorney in Fact for Curtis Lynn , under that certain Durable Power of Attorney recorded on 5/20/2002 , in Real/Instrument # 20020520000237980, in the Probate Office of Shelby County, Alabama, is signed to the foregoing conveyance/instrument and who is known to me, acknowledged before me on this day that, being informed of the contents of the conveyance/instrument, she in capacity as such Attorney in Fact, executed the same voluntarily on the day the same bears date.

Given under my hand and seal of office this the 22nd day of May ,20 02 .

  
\_\_\_\_\_  
Notary Public

My Commission expires: 06/05/03