

This instrument was prepared without
benefit of title evidence by:

Grantees' address:
5622 Highway 55
Wilsonville, AL 35182

William R. Justice
P.O. Box 1144 Columbiana, Alabama 35051

**WARRANTY DEED, JOINT TENANTS WITH RIGHT OF
SURVIVORSHIP**

STATE OF ALABAMA

SHELBY COUNTY KNOW ALL MEN BY THESE PRESENTS,

\$ 10,000

That in consideration of One and no/100 DOLLARS (\$1.00) to the undersigned GRANTOR in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, the undersigned Charles L. McMahan and Barbara B. McMahan, husband and wife (herein referred to as GRANTOR, whether one or more) do grant, bargain, sell and convey unto Kenneth A. McMahan and Jacqueline B. McMahan (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 right of reversion, the following described real estate situated in Shelby County, Alabama to-wit:

Lot B of McMahan Farms, a 2 Lot Single Family Residential Subdivision, as recorded in Map Book 32, page 117, in the Probate Office of Shelby County, Alabama, described on said map as follows: From a 4" x 4" concrete monument at the S.E. corner of Section 8, Township 20 South, Range 1 East, being the point of beginning of herein described parcel of land, run thence North along the East boundary of said Section 8 a distance of 283.36 feet to a 1/2" rebar; thence turn 89° 43' 51" left and run 784.48 feet to the 1/2" rebar; thence turn 08° 19' 43" right and run 366.91 feet to a 1/2" rebar on the Easterly boundary of Shelby County Road #55 (80' R.O.W.); thence turn 89° 17' 13" left and run 265.14 feet along said road boundary to a 1/2" rebar; thence turn 03° 19' 53" left and run 75.03 feet along said road boundary to a 1/2" rebar on an accepted segment of the South boundary of aforementioned Section 8; thence turn 95° 42' 37" left and run 1197.99 feet to the point of beginning of herein described parcel of land, containing 7.89 acres, situated in the SE 1/4 of the SE 1/4 of Section 8, Township 20 South, Range 1 East, Shelby County, Alabama.

Subject to rights-of-way, easements, restrictions, and conditions of record.


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 GRANTOR does for GRANTOR and for GRANTOR'S heirs, executors, and

administrators covenant with the said GRANTEES, their heirs and assigns, that GRANTOR is lawfully seized in fee simple of said premises; that they are free from all encumbrances unless otherwise noted above; that GRANTOR has a good right to sell and convey the same as aforesaid; that GRANTOR will and GRANTOR'S 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.

IN WITNESS WHEREOF, GRANTOR has hereunto set GRANTOR'S hand and seal, this 3rd day of February, 2004.


Charles L. McMahan


Barbara B. McMahan

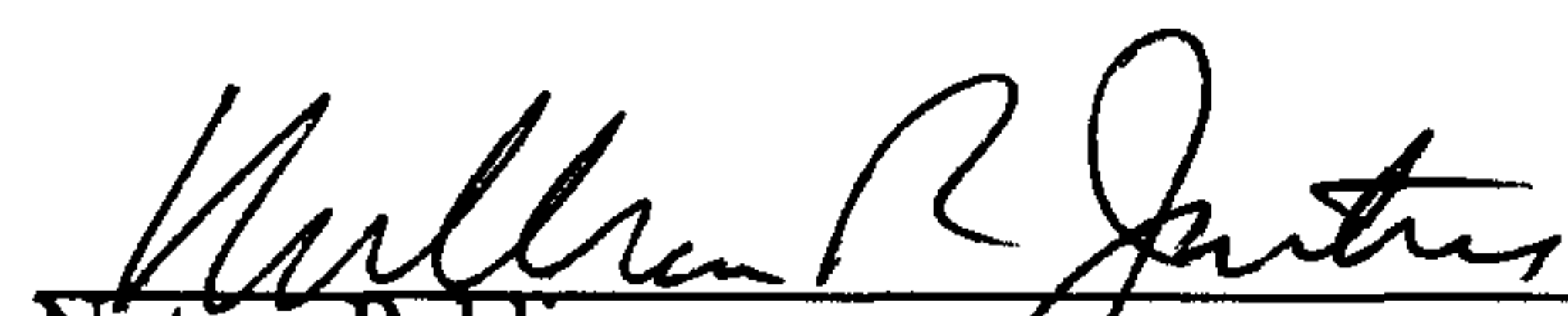
STATE OF ALABAMA

SHELBY COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Charles L. McMahan and Barbara B. McMahan, husband and wife, 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 3rd day of February, 2004.


Notary Public