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Shelby Cnty Judge of Probate, AL  
02/28/2005 15:53:00 FILED/CERTIFIED

STATE OF ALABAMA )  
COUNTY OF SHELBY )

### WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS that JIMMIE H VERNON and LINNIE M VERNON, husband and wife, hereinafter called the Grantors, for and in consideration of the sum of TEN AND NO/100THS (\$10.00) DOLLARS and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged to have been paid to the said Grantors by RAY BUSH, hereinafter referred to as the Grantee, do hereby GRANT, BARGAIN, SELL, and CONVEY unto the said Grantee all of those certain parcels of real property situated in the State of Alabama, County of SHELBY, and more particularly described as follows, viz:

A tract of land situated in the NE ¼ of the NE ¼ of Section 11, Township 24 North, Range 12 East, Shelby County, Alabama, more particularly described as follows: Commence at the NE corner of the NE ¼ of the NE ¼ of Section 11, Township 24 North, Range 12 East, Shelby County, Alabama and run North 86 degrees 45 minutes West a distance of 212.3 feet to the point of beginning; thence continue along last described course 232 feet; thence run South 2 degrees 45 minutes West a distance of 311.4 feet to a point on the North side of Granliebe Drive; thence run South 86 degrees 30 minutes East along the North side of said road a distance of 228 feet to a point on the West side of Forest Drive (Canton); thence run North 6 degrees 00 minutes East along the West side of said road a distance of 313 feet to the point of beginning.

#### SUBJECT TO:

1. Any restrictive covenants, easements, restrictions, or conditions by instrument(s) recorded in the Probate Court records.
2. Any and all reservations of oil, gas and minerals in, on, over or under the subject property, together with any and all rights to mine or remove the same and any and all rights in connection therewith which have heretofore been reserved or conveyed to others in the chain of title by instrument recorded in the Probate Court records.

TOGETHER WITH ALL AND SINGULAR the rights, members, privileges, tenements, hereditaments, and appurtenances thereunto belonging or in anywise appertaining;

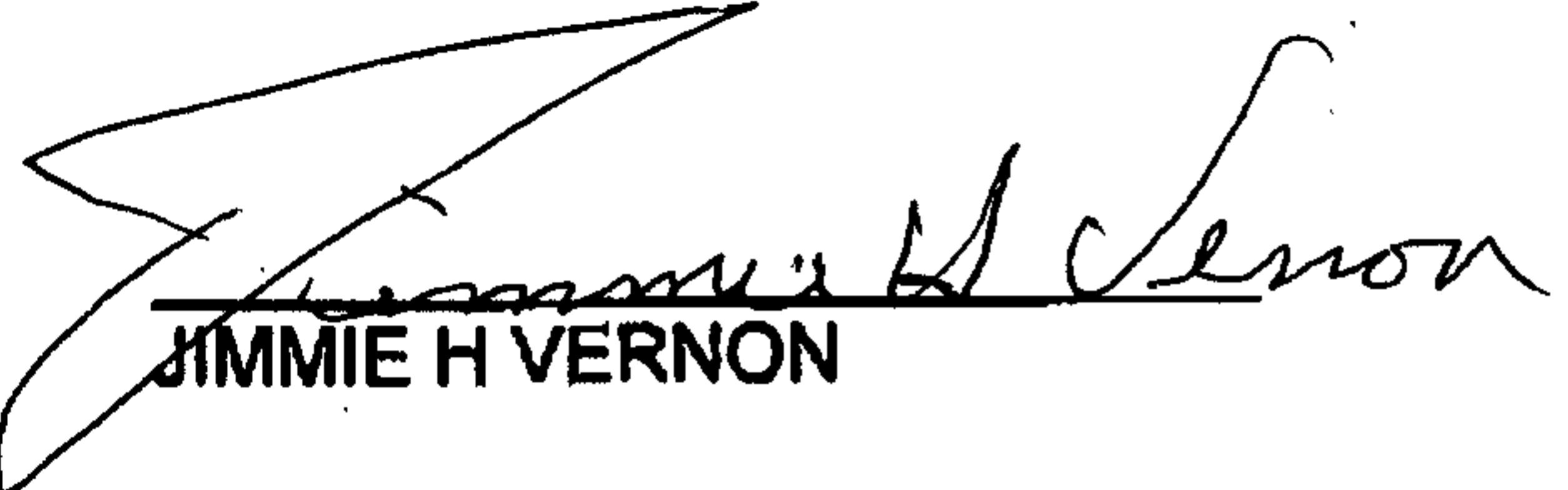
TO HAVE AND TO HOLD the same unto the said Grantee, in fee simple, forever.

AND except as to the above and taxes hereafter falling due which are assumed by the Grantee, the Grantors, for themselves, their heirs and assigns, hereby covenant with the Grantee, his heirs and assigns, that they are seized of an indefeasible estate in and to said property, that said property is free and clear from any and all encumbrances not hereinabove mentioned, and that they do hereby WARRANT and WILL FOREVER DEFEND the title of said property against the lawful claims of all persons whomsoever.

This deed has been prepared by the Law Office of Robert D Selwyn at the request of Heritage Title, LLC, based on information provided to the Law Office of Robert D Selwyn by Heritage Title, LLC. The Law Office of Robert D Selwyn did not independently perform any type

of title examination on the subject property. This deed is based solely on the information provided to the Law Office of Robert D Selwyn by Heritage Title, LLC.

IN WITNESS WHEREOF, the Grantors have hereunto set their hands and seals on this, the 30th day of May 2004.


  
JIMMIE H VERNON

\_\_\_\_\_  
LINNIE M VERNON

STATE OF ALABAMA )  
COUNTY OF Shelby )

Before me, the undersigned, a Notary Public in and for said State and County, personally appeared JIMMIE H VERNON and LINNIE M VERNON, whose names as Grantors are signed to the foregoing conveyance, and who are known to me, who after by me being first duly sworn on oath did depose and say that being informed of the contents of said conveyance, they executed the same voluntarily on the day the same bears date.

Given under my hand and notarial seal on this, the 30th day of <sup>May</sup>~~April~~ 2004.

  
Notary Public in and for the  
State of Alabama at Large  
My Commission Expires:  
9-23-07

THIS INSTRUMENT WAS PREPARED BY  
Robert D. Selwyn, Attorney at Law  
PO Box 313  
Dauphin Island AL 36528

Grantor's Address:  
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\_\_\_\_\_

Grantee's Address:  
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